



www.zilkha.com

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210 SW Morrison  
Suite 310  
Portland, OR 97204  
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Fax: 503-222-9404

Clay White  
Kittitas County Community Development Services  
411 N. Ruby Street  
Ellensburg, WA 98926

April 30, 2003

Dear Clay,

**RECEIVED**

MAY 5 - 2003

KITTITAS COUNTY  
CDS

I received your letter of April 15<sup>th</sup> responding to the administrative review draft that we submitted on March 27<sup>th</sup> of our applications for a rezone and sub-area comprehensive plan amendment to Wind Resource Overlay for the Kittitas Valley Wind Power Project (Project.) In your letter, you requested that our cover letter make it more explicit that these applications and approvals are sought in conjunction with the review and final approval that is being sought through EFSEC. You also requested that we apply for a development agreement and development permit, pursuant to Kittitas County Code 17.61A. Please consider this letter a revised cover letter for the materials previously submitted.

While we do not believe that a development agreement or development permit are necessary in this case, given the fact that the County's land use action is part of a broader EFSEC process, we understand that you are concerned about separating these elements from the rezone and sub-area comprehensive plan amendment.

This request for a site-specific rezone and sub-area comprehensive plan amendment is being made in compliance with WAC 463-28. This project is subject to the jurisdiction of and being sited by the Washington Energy Facility Site Evaluation Council (EFSEC) pursuant to Application for Site Certification No. 2003-1. EFSEC has accepted the SEPA "lead agency" role pursuant to RCW 43.21C.030 and has issued a determination of significance (DS) and has begun the process of drafting an Environmental Impact Statement (EIS.) Therefore, detailed information regarding environmental impacts will be available in the EFSEC EIS. Kittitas County is exempt from preparing a "detailed statement" (SEPA EIS) required by RCW 43.21C.030 pursuant to RCW 80.50.180. We have provided Kittitas County with more information than would be necessary for a SEPA environmental checklist because it was readily available from the existing EFSEC Application, in the hopes that it would provide a clearer understanding of the project.

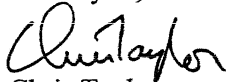
As part of the EFSEC review process, EFSEC requires the Applicant to seek a determination of land use consistency from the local jurisdiction. This re-zone and comprehensive plan sub-area amendment are requested in order to gain consistency with local land use regulations. Typically, an EFSEC applicant would not seek a development permit or development agreement to construct and operate a project because this is more in the nature of the responsibility and function of EFSEC. However because Kittitas County Code 17.61A does not appear to enable separate review of the plan amendment and rezone without these approvals (development agreement and development permit) we wish to include these in our request. It is our understanding that the County's consideration will be limited to traditional zoning issues, leaving site-specific permit decisions to EFSEC's jurisdiction.

Approval of a comprehensive plan amendment, rezone, development agreement and permit would be conditioned upon approval by EFSEC. We agree that any approval by the County of these limited applications cannot stand on their own merits, absent ESFEC approval.

Our intent is to make all reasonable efforts to ensure that the EFSEC application is consistent with the County's Comprehensive Plan and Zoning Code, in accordance with WAC 463-28-030. The fundamental siting proposal will be reviewed by EFSEC, and any final permit decision will be made by EFSEC. We anticipate that the development agreement and permit, if issued by the County, would be relatively abbreviated, primarily providing for approval conditioned upon EFSEC approval of the site certificate. As part of the zoning considerations, we would anticipate that the County would confine its decision to zoning-related standards, such as setbacks, density, and similar matters.

After you have had a chance to review these materials, I suggest we schedule a meeting to go over them and any comments you wish to offer or changes you wish to suggest. As indicated in the attached documents, I will serve as the primary contact for this Project.

Thank you,

A handwritten signature in cursive script, appearing to read "Chris Taylor".

Chris Taylor  
Project Development Manager

## Clay White

---

**From:** Clay White  
**Sent:** Wednesday, April 30, 2003 3:11 PM  
**To:** 'Chris Taylor'; Clay White  
**Cc:** David Taylor; James Hurson; dpeeples@ix.netcom.com; McMahan, Tim  
**Subject:** RE: revised cover letter for land use application

Chris-

After reading your e-mail and attached letter it is unclear about what your expectations are from "submitting" a revised cover letter.

I believe it is important to point out that Zilkha Renewable Energy has not "submitted" a formal application to Kittitas County as of April 30th, 2003. The information received on March 27th, 2003 was a "draft" from which you asked for comments from this office.

My letter on April 15th, 2003 gave direction to the information needed in order for you to "submit" an application and have it deemed complete.

Although your revised cover letter seems to indicate you have chosen option 1) of my April 15th, 2003 letter, you have not supplied any of the information requested in that letter. Changing your cover letter does not change the information in your draft application.

For example your cover letter seems to indicate you are seeking a development agreement/permit as is required but you have not changed your application to reflect that fact. Your draft application still fails to supply Kittitas County with the "address list of landowners within 300' of the site's tax parcels. If adjoining parcels are owned by the applicant, the 300' extends from the farthest parcel". (This is the first item on the first page of the development activities application.)

Another issue needing to be addressed is the submitted site plans. There are many maps included within the draft application but there is no clear indication of the exact sub-area and zoning overlay boundaries.

Once you supply Kittitas County with revised information we would be happy to review your "draft" once again. If you would like to submit a formal application we will need the revisions along with the application fee.

Since I am sure you would like to get moving on this quickly, I wanted to get you some information right away. Please also reference my April 15th, 2003 letter if you have any questions about what needs to be included in the application.

Please do not hesitate to contact me if you should have any questions.

Regards,

Clay White  
Planner II  
KCCDS  
(509) 962-7506

6/26/2004

**KITTITAS COUNTY PLANNING DEPARTMENT  
DEVELOPMENT ACTIVITIES APPLICATION**

**KITTITAS VALLEY WIND POWER PROJECT**

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MAY 6 - 2003

KITTITAS COUNTY  
CDS

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MAY 20 2003

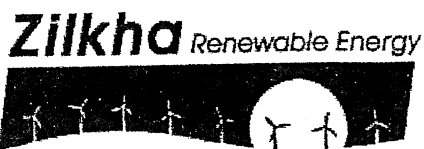
KITTITAS COUNTY  
CDS

Submitted by:

**Sagebrush Power Partners, LLC**  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone: (503) 222-9400  
Fax: (503) 222-9404

May 5, 2003





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Clay White  
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411 N. Ruby Street  
Ellensburg, WA 98926

May 5, 2003

Dear Clay,

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MAY 20 2003

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CDS

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MAY 6 - 2003

KITTITAS COUNTY  
CDS

Attached is an application for a development agreement, development permit, rezone and a comprehensive plan amendment to Wind Resource Overlay for the Kittitas Valley Wind Power Project (Project.) As you know, this request is being made in compliance with WAC 463-28. This project is subject to the jurisdiction and being sited by the Washington Energy Facility Site Evaluation Council (EFSEC) pursuant to Application for Site Certification No. 2003-1.

Also included with this application is a check for \$450 for the County's processing fee, a list of adjacent property owners, maps and parcel identification information for the areas proposed for rezoning. We further anticipate developing a staffing agreement with Kittitas County for costs in excess of the fee amount.

As indicated in the attached documents, I will serve as the primary contact for this Project.

Thank you,

Chris Taylor  
Project Development Manager  
Sagebrush Power Partners

**KITTITAS COUNTY PLANNING DEPARTMENT  
DEVELOPMENT ACTIVITIES APPLICATION**

**KITTITAS VALLEY WIND POWER PROJECT**

**RECEIVED**

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CDS**

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Submitted by:

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Phone: (503) 222-9400  
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May 5, 2003

**KITTITAS COUNTY PLANNING DEPARTMENT  
DEVELOPMENT ACTIVITIES APPLICATION**

PLEASE TYPE OR PRINT CLEARLY IN INK. ATTACH ADDITIONAL SHEETS AS NECESSARY. THE FOLLOWING ITEMS MUST BE ATTACHED TO THIS APPLICATION PACKET:

- ☒ ADDRESS LIST OF ALL LANDOWNERS WITHIN 300' OF THE SITE'S TAX PARCEL. IF ADJOINING PARCELS ARE OWNED BY THE APPLICANT, THE 300' EXTENDS FROM THE FARTHEST PARCEL:

☐

*Exhibit 1, "Land Ownership"*

- ☒ SITE PLAN OF THE PROPERTY WITH ALL PROPOSED: BUILDINGS; POINTS OF ACCESS, ROADS, AND PARKING AREAS; SEPTIC TANK AND DRAINFIELD AND REPLACEMENT AREA; AREAS TO BE CUT AND/OR FILLED; AND, NATURAL FEATURES SUCH AS CONTOURS, STREAMS, GULLIES, CLIFFS, ETC. (PLAT APPLICATIONS EXCLUDED):

☐

*Exhibit 2, "Project Site Layout" and Exhibit 3 "Aerial Photo of Project Site Layout"*

THIS DEVELOPMENT ACTIVITIES APPLICATION IS USED TO APPLY FOR ONE OR MORE OF THE FOLLOWING APPROVALS. IF YOU ARE UNSURE WHICH OF THE FOLLOWING APPROVALS WILL BE NECESSARY FOR YOUR PROJECT, PLEASE CONTACT THE PLANNING DEPARTMENT FOR ASSISTANCE.

1. Check all that apply to your project and complete those sections of the application:

☐ SECTION I.

*Fee - \$150*

Zoning Structural Setback Variance - to place a structure closer to the lot line than allowed:

*Residential front 15' side 5' rear 25'  
Residential-2 front 15' side 5',10' rear 25'  
Suburban, Sub.-II front 25' side 15' rear 25'  
Agriculture, Liberty front 25' side 5' rear 25'  
Rural-3 front 25' side 15' rear 15'  
Forest&Range-20 front 25' side 10' rear 10'  
Commercial Forest front 200' side 200' rear 200'*

☐ SECTION II.

*Fee - \$350*

Zoning Conditional Use Permit - proposing a use such as a bed & breakfast or campground.

☒ SECTION III.

*Fee - \$450*

Request to Rezone - to change from the existing zone to another zone.

☐ SECTION IV.

*Fee - \$350*

Shorelines Substantial Development/Conditional Use Permit - proposing a project greater than \$2,500 value w/in 200' of a water body listed in Section V.

☐ SECTION V.

*Fee - \$350*

Shorelines Structural Setback Variance - to place a structure closer than 100' of (\*denotes portion of shoreline requiring 200' setback):

<i>Kachess River</i>	<i>Lake Keechelus</i>	<i>Lake Kachess*</i>
<i>Cabin Creek</i>	<i>Lake Cle Elum</i>	<i>Lake Easton</i>
<i>Log Creek</i>	<i>Cle Elum River</i>	
<i>Big Creek</i>	<i>Lost Lake*</i>	
<i>Little Creek</i>	<i>Unnamed Lakes (T.21 R.12)*</i>	
<i>Swauk Creek</i>	<i>Cooper Lake*</i>	
<i>Taneum Creek</i>	<i>Tucquala Lake*</i>	
<i>Teanaway River</i>	<i>Manastash Lake*</i>	
<i>(incl. West, Middle, North forks)</i>	<i>Manastash Creek (incl. South fork)</i>	
<i>Yakima River*</i>	<i>Naneum Creek</i>	
<i>Wilson Creek (so. of Eburg)</i>	<i>Columbia River*</i>	

☐ SECTION VI.

*Fee - \$10.00*

Flood Development Permit - for any construction or placement of buildings, mining, dredging, filling, grading, paving, excavation or drilling in the FEMA 100-Year Floodplain.

☐ SECTION VII.

*Fee - \$190 plus \$10/lot Transportation; \$125 plus \$50/hr. over 2.5 hrs. Environmental Health; and, \$175 Planning.*

Short Plat - to divide into 2-4 lots.

☐ SECTION VIII.

*Fee - \$200 plus \$10/lot Transportation; \$625 plus \$50/hr. over 12.5 hrs. Environmental Health; and, \$400 Planning.*

Long Plat - to divide into 5 or more lots.

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☐ Section IX.  
Fee - \$100 initial

SEPA Environmental Checklist/Review - review required in conjunction with Sections II, III, IV, VIII. Or IX. Other development proposals may also require completion of this section.

2. Name, mailing address and day phone of land owner(s) of record:  
*See Exhibit 1*
3. Name, mailing address and day phone of authorized agent, if different from land owner of record:  
Chris Taylor  
Project Development Manager  
Zilkha Renewable Energy  
222 E. Fourth Street  
Ellensburg, WA 98926  
Phone: 509-899-4609  
Email: [ctaylor@zilkha.com](mailto:ctaylor@zilkha.com)
4. Contact person for application (select one): ☐ Owner of record ☒ Authorized agent  
All verbal and written contact regarding this application will be made only with the contact person.
5. Street address of property:  
*The proposed project is located approximately 12 miles NW of Ellensburg. The proposed project covers numerous individual parcels; please see legal descriptions in Exhibit 1.*
6. Legal descriptions of property: *See Exhibit 1*
7. Tax parcel numbers: *See Exhibit 1 and Exhibit 4*
8. Property size: *Approximately 5,900 acres.*
9. Narrative project description: describe project size, location, water supply, sewage disposal and all qualitative features of the proposal; include every element of the proposal in the description (be specific, attach additional sheets as necessary):

#### Overview

Sagebrush Power Partners, a wholly owned subsidiary of Zilkha Renewable Energy ('Applicant') proposes to build and operate the Kittitas Valley Wind Power Project (the 'Project') on a site located approximately twelve miles northwest of the city of Ellensburg. The Project will feature a well documented wind resource, state-of-the-art, megawatt-class wind turbine generators and experienced development and operations teams. The Project will help supply the growing demand for electricity in Washington and the Northwest with clean, renewable energy at a stable, competitive price.

#### Permitting Process

The Applicant has applied for site certification from the Washington Energy Facility Site Evaluation Council (EFSEC). The Applicant filed a formal Application for Site Certification (ASC) with EFSEC on January 13, 2003. Copies of the ASC have been provided to Kittitas County and the ASC provides detailed information on all aspects of the proposed Project. This application to Kittitas County for a development agreement, development permit, rezone and comprehensive plan amendment are made in order to seek local land use consistency in compliance with WAC 463-28. Approval of a comprehensive plan amendment, rezone, development agreement and development permit would be conditioned upon approval by EFSEC. The Applicant understands that any approval by the County of these limited applications cannot stand on their own merits, absent ESFEC approval.

#### Location

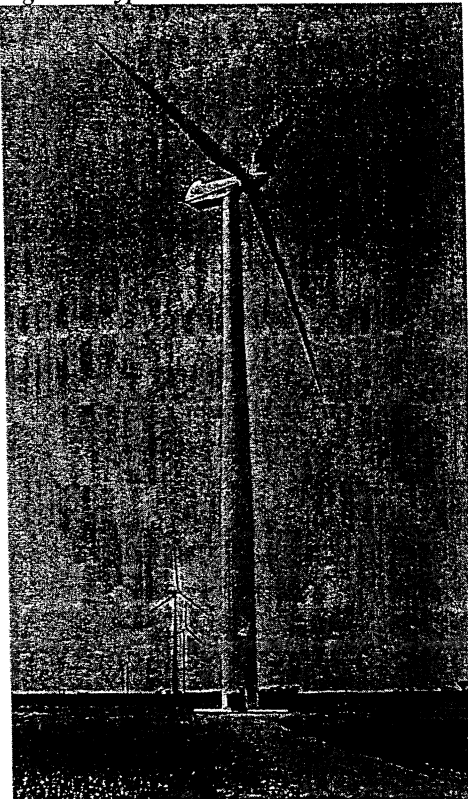
The Project area is in the vicinity of Highway 97 and Bettas Road, as indicated in Exhibit 2, Project Site Layout. This area is traversed by six sets of high voltage electric transmission lines, five belonging to the Bonneville Power Administration (BPA) and one belonging to Puget Sound Energy ('PSE'). The Project will be built on land leased from private landowners and the Washington Department of Natural Resources ('DNR'). The dominant land use in the area currently is grazing and open space, with some scattered rural home sites. Approximately 90 acres of land (the Project footprint) will be permanently occupied by the Project and related support facilities, the rest of the land in the Project area will remain available for other uses.

#### Infrastructure

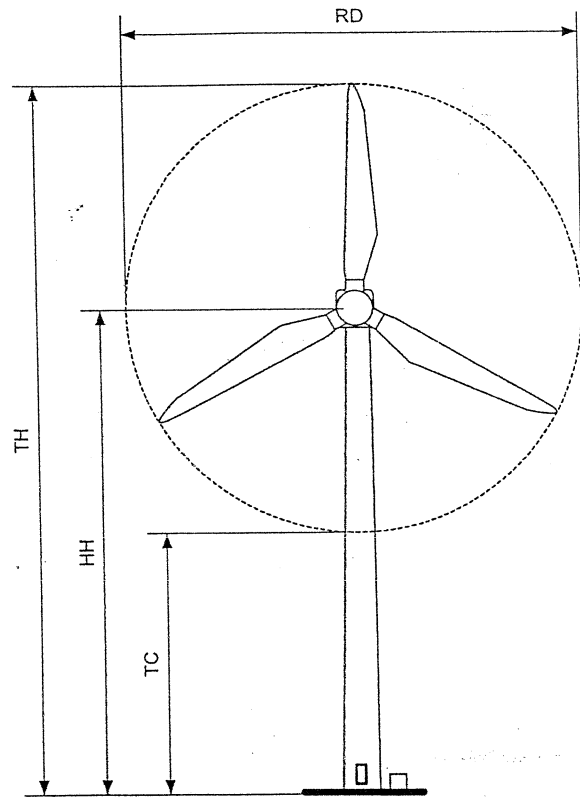
The Project will consist of up to 121 wind turbines for an expected installed nameplate capacity of 181.5 megawatts (MW) and a maximum nameplate capacity of 235 MW. The Applicant has not made a final selection of the specific turbine model to be used for this Project. Figure 1 below shows the minimum and maximum dimensions for the range of turbines being considered for this project. If a larger turbine model is selected (i.e. over 1.5 MW nameplate capacity), fewer turbines (i.e. less than 121) will be installed. For purposes of this application, the Applicant will reference the 181.5 MW expected nameplate capacity, as this is the most likely scenario. The Project will utilize proven, 3-bladed, upwind, megawatt-class wind turbines on tubular steel towers, as depicted in Figure 2. The wind turbine generators (WTGs) convert kinetic energy in the wind into useful electricity.

The Kittitas Valley Wind Power Project will also include other prime elements including roads, foundations, underground and overhead electrical lines, grid interconnection facilities, a substation, O&M center and associated supporting infrastructure and facilities. The Project turbines will be laid out in strings (also called rows), connected by a network of gravel access roads. A general site layout illustrating these key elements is contained in Exhibit 2, 'Project Site Layout'.

**Figure 2 Typical Modern WTG**



**Figure 1 Wind Turbine Dimensions**



	MAX	MIN	Dimension
HH	80 m/262 ft.	46 m/151 ft.	Hub Height
RD	90 m/295 ft.	60 m/197 ft.	Rotor Diameter
TC	40 m/131 ft.	15 m/49 ft.	Tip Clearance
TH	125 m/410 ft.	76 m/249 ft.	Tip Height

#### Wind Turbine Generators

Several wind turbine generators (WTGs) are under evaluation for the Project. Based on these evaluations, a number of wind turbine vendors have been pre-qualified to supply equipment for the Project including GE Wind Energy, NEG-Micon, Vestas, Nordex, Bonus, and Gamesa Eolica. The Project will consist of up to 121 wind turbines for an installed nameplate capacity of up to 181.5 megawatts (MW). The Project will implement 3-bladed wind turbines on tubular steel towers each ranging in size from 1.3 MW to 2.5 MW (generator nameplate capacity) and with dimensions as shown in Figure 1.

The pre-qualified wind turbines all have a minimum design life of 20 years under extreme high wind and high turbulence conditions. Based on the lower turbulence intensities and moderate wind speeds that have been measured on the Project site, it is likely that the original WTGs will operate well into their third decade before a retrofit or replacement program is implemented.

### Wind Turbine Basic Configuration

Wind Turbines consist of 3 main physical components that are assembled and erected during construction: the tower, the nacelle (machine house) and the rotor (3-blades).

### Tower

The WTG tower is a tubular conical steel structure that is manufactured in multiple sections depending on the tower height. Towers for the Project will be fabricated, delivered and erected in 2 to 3 sections. A service platform at the top of each section allows for access to the tower connecting bolts for routine inspection. An internal ladder runs to the top platform of the tower just below the nacelle. A nacelle ladder extends from the machine bed to the tower top platform allowing nacelle access independent of its orientation. The tower is equipped with interior lighting and a safety glide cable alongside the ladder.

The tower design is certified by experienced and qualified structural engineers who have designed several generations of turbine towers that have proven themselves well in some of the most aggressive wind regions of the world. The towers and foundations are designed for a survival gust wind speed of 90+ mph with the blades pitched in their most vulnerable position. For the cold-weather winter conditions on the Project site, special material specifications are set to ensure that materials do not go below the brittle transition temperature.

### Nacelle

Figure 3 shows the general arrangement of a typical nacelle that houses the main mechanical components of the WTG. The nacelle consists of a robust machine platform mounted on a roller bearing sliding yaw ring that allows it to rotate (yaw) to keep the turbine pointed into the wind to maximize energy capture. A wind vane and anemometer are mounted at the rear of the nacelle to signal the controller with wind speed and direction information.

The main components inside the nacelle are the drive train, a gearbox and the generator. On some turbines, the step-up transformer is situated at the rear of the nacelle that eliminates the need for a pad-mounted transformer at the base of the tower.

The nacelle is housed by a fully enclosed steel reinforced fiberglass shell that protects internal machinery from the environment and dampens noise emissions. The shroud is designed to allow for adequate ventilation to cool internal machinery such as the gearbox and generator.

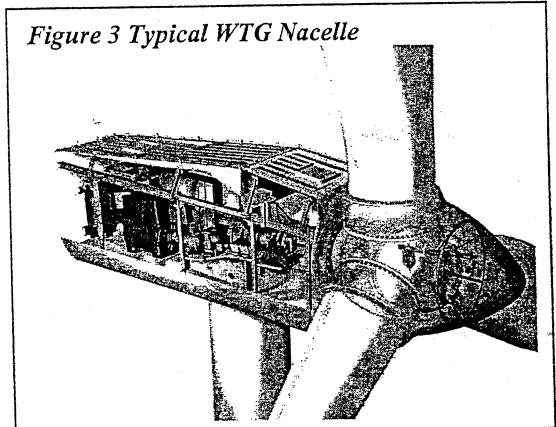
### Drive Train

The rotor blades are all bolted to a central hub. The hub is bolted to the main shaft on a large flange at the front of the nacelle. The main shaft is independently supported by the main bearing at the front of the nacelle. The rotor transmits torque to the main shaft that is coupled to the gearbox. The gearbox increases the rotational speed of the high speed shaft that drives the generator at 1200-1800 RPM to provide electrical power at 60 Hertz (Hz).

### Rotor Blades

Modern WTGs have 3-bladed rotors that range in span from 200 to 300 feet in diameter. The rotor blades turn quite slowly at about 20-25 RPM resulting in a graceful appearance during operation. The rotor blades are typically made from a glass-reinforced polyester composite similar to that used in the marine industry for sophisticated racing hulls. Much of the design and materials experience comes from both the marine and aerospace industries and has been developed and tuned for wind turbines over the past 25 years. The blades are non-metallic, but are equipped with a sophisticated lightning suppression system that is defined in detail in part a.2 of Section IX B 7, "Environmental Health."

Figure 3 Typical WTG Nacelle



### Turbine Control Systems

Wind turbines are equipped with sophisticated computer control systems which are constantly monitoring variables such as wind speed and direction, air and machine temperatures, electrical voltages, currents, vibrations, blade pitch and yaw angles, etc. The main functions of the control system include nacelle operations as well as power operations. Generally, nacelle functions include yawing the nacelle into the wind, pitching the blades, and applying the brakes if necessary. Power operations controlled at the bus cabinet inside the base of the tower include operations of the main breakers to engage the generator with the grid as well as control of ancillary breakers and systems. The control system is always running and ensures that the machines are operating efficiently and safely.

### Central SCADA System

Each turbine is connected to a central Supervisory Control and Data Acquisition (SCADA) System as shown schematically in Figure 4. The SCADA system allows for remote control and monitoring of individual turbines and the wind plant as a whole from both the central host computer or from a remote PC. In the event of faults, the SCADA system can also send signals to a fax, pager or cell phone to alert operations staff.

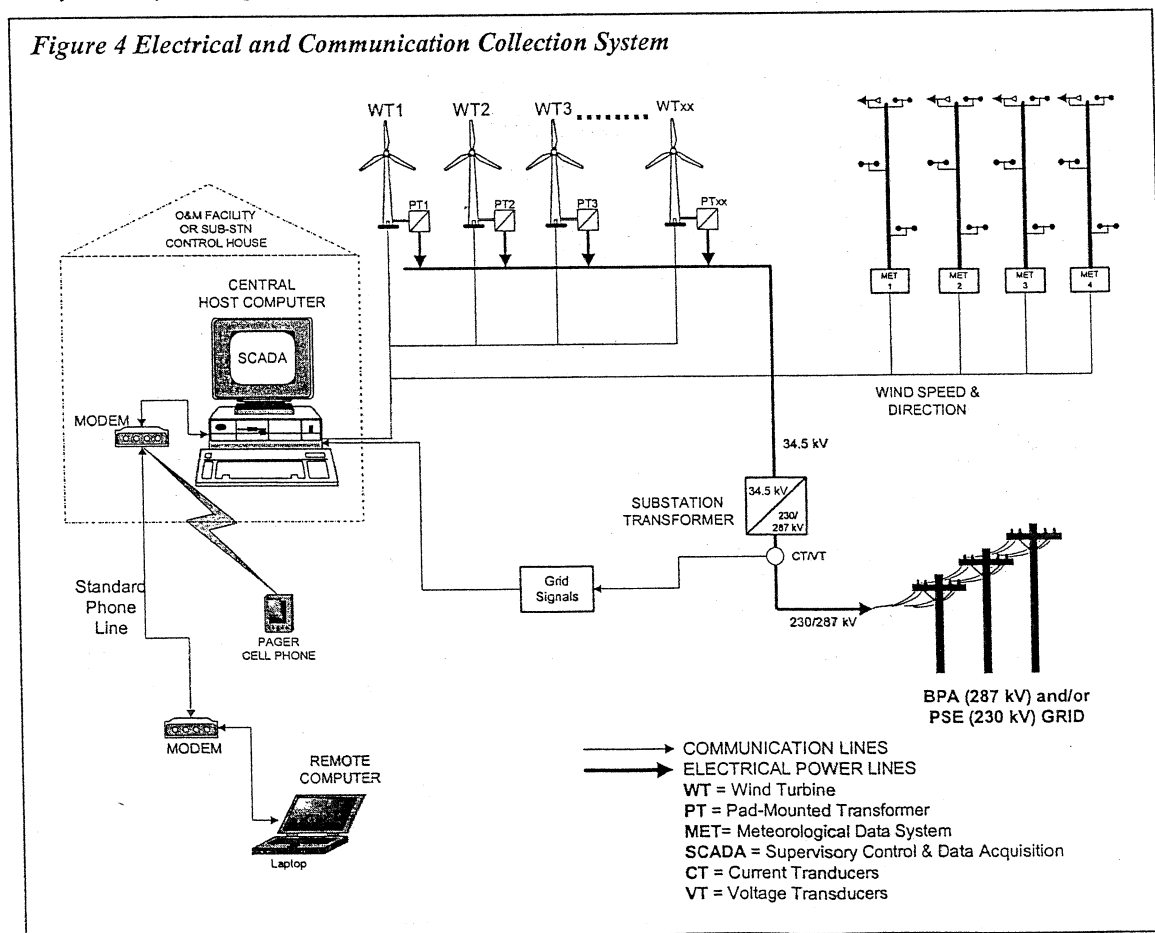
### Safety Systems

All turbines are designed with several levels of built-in safety and comply with the codes set-forth by European standards as well as those of OSHA and ANSI.

### Braking Systems

The turbines are equipped with two fully independent braking systems that can stop the rotor either acting together or independently. The braking system is designed to be fail-safe, allowing the rotor to be brought to a halt under all foreseeable conditions. The system consists of aerodynamic braking by the rotor blades and by a separate hydraulic disc brake system. Both braking systems operate independently such that if there is a fault with one, the other can still bring the turbine to a halt. Brake pads on the disc brake system are spring loaded against the disc and power is required keep the pads away from the disc. If power is lost, the brakes will be mechanically activated immediately. The aerodynamic braking system is also configured such that if power is lost it will be activated immediately using back-up battery power or the nitrogen accumulators on the hydraulic system, depending on the turbine's design.

**Figure 4 Electrical and Communication Collection System**



After an emergency stop is executed, remote restarting is not possible. The turbine must be inspected in-person and the stop-fault must be reset manually before automatic operation will be re-activated.

The turbines are also equipped with a parking brake that is generally used to "park" the rotor while maintenance routines or inspections that require a stationary rotor are performed.

#### Electrical Collection and Communication System

The electrical output of the WTGs is collected and transmitted to the Project substation via underground and overhead electric cables. Underground cables are proposed wherever feasible to minimize visual and avian impacts. At the substation, the voltage will be increased to be compatible with the transmission lines to which the Project will be interconnected. Along with the electric collector cables, fiber optic or copper communication wires also link the individual turbines to a central operations and maintenance (O&M) center allowing around-the-clock remote monitoring and control of the turbines. This electrical collection and communication system is depicted schematically in Figure 4.

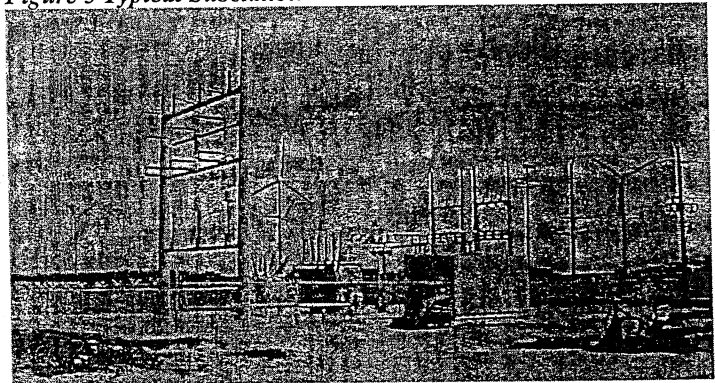
#### Substation and O&M Center

The proposed locations for the O&M center and substation are off of Bettas Road near its southern junction with Highway 97. The main function of the substation and interconnection facilities will be to step up the voltage from the collection lines (at 34.5 kV) to the transmission level (230 kV for PSE and 287 kV for BPA), to interconnect to the utility grid and provide fault protection. The basic elements of the substation and interconnection facilities are a control house, a bank of main transformers, outdoor breakers, relaying equipment, high voltage bus work, steel support structures, and overhead lightning suppression conductors. All of these main elements will be installed on concrete foundations that are designed for the soil conditions at the substations sites. The substations and interconnection facilities each consist of a graveled footprint area of approximately 2-3, acres a chain link perimeter fence, and an outdoor lighting system (see Figure 5 - Typical Substation).

An O&M facility is planned to be located near the corner of state Highway 97 and Bettas Road as indicated on the Project Site Layout in Exhibit 2. The O&M Facility will include a main building with offices, spare parts storage, restrooms, a shop area, outdoor parking facilities, a turn around area for larger vehicles, outdoor lighting and a gated access with partial or full perimeter fencing. The O&M building will have a foundation footprint of approximately 50 ft. by 100 ft. The O&M facility area will be leveled and graded and will

serve as a central base of construction and operations with up to 8 temporary office trailers and portable toilets parked in place during the construction phase of approximately one year.

Figure 5 Typical Substation



#### Water Supply and Sewage Disposal

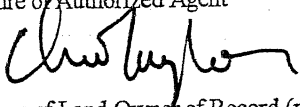
Water needs for operation of the Project are minimal (estimated to be under 1,000 gallons per day) and are limited to bathroom and kitchen use for the O&M facility. A new domestic well, to be inspected and approved by Kittitas County and/or Department of Ecology, will be drilled on site to serve the O&M facility. Water for construction of the Project (for road compaction, dust control, etc.) will be hauled in by the construction contractor from a permitted source.

During construction, sewage disposal will be via portable toilets which will be regularly serviced by a licensed firm. For Project operations, a septic system will be installed, in accordance with Kittitas County requirements, near the O&M center for sewage disposal.



10. Application is hereby made for permit(s) to authorize the activities described herein. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete, and accurate. I further certify that I possess the authority to undertake the proposed activities. I hereby grant to the agencies to which this application is made, the right to enter the above-described location to inspect the proposed and or completed work.

Signature of Authorized Agent



Date

5/15/03

Signature of Land Owner of Record (required for application submittal)

Date

#### SECTION I. ZONING STRUCTURAL SETBACK VARIANCE.

ADDITIONAL ITEMS TO COMPLETE: NONE.

1. Provision of zoning code for which this variance is requested and the way in which you wish to vary:
2. A variance may be granted when the following criteria are met. Please describe how each criteria is met for this particular request (attach additional sheets as necessary):
  - a. Unusual circumstances or conditions applying to the property and/or the intended use that do not apply generally to other property in the same vicinity or district, such as topography.
  - b. Such variance is necessary for the preservation and enjoyment of a substantial property right of the applicant possessed by the owners of other properties in the same vicinity.
  - c. That authorization of such variance will not be materially detrimental to the public welfare or injurious to property in the vicinity.
  - d. That the granting of such variance will not adversely affect the realization of the comprehensive development pattern.

#### ☐ SECTION II. ZONING CONDITIONAL USE PERMIT.

ADDITIONAL ITEMS TO COMPLETE: SECTION IX SEPA ENVIRONMENTAL CHECKLIST.

1. Provision of the zoning code applicable:
2. A conditional use permit may be granted when the following criteria are met. Please describe how each criteria is met for this particular project (attach additional sheets as necessary):
  - A. The proposed use is essential or desirable to the public convenience and not detrimental or injurious to the public health, peace, or safety or to the character of the surrounding neighborhood.
  - B. The proposed use at the proposed location will not be unreasonably detrimental to the economic welfare of the county and that it will not create excessive public cost for facilities and services by finding that (1) it will be adequately serviced by existing facilities such as highways, roads, police and fire protection, irrigation and drainage structures, refuse disposal, water and sewers, and schools; or (2) that the applicant shall provide such facilities; or (3) demonstrate that the proposed use will be of sufficient economic benefit to offset additional public costs or economic detriment.

#### ☒ SECTION III. REQUEST FOR REZONE.

ADDITIONAL ITEMS TO COMPLETE: SECTION IX SEPA ENVIRONMENTAL CHECKLIST.

*This request for a site-specific rezone, sub-area comprehensive plan amendment, development agreement and development permit is being made in compliance with WAC 463-28. This project is subject to the jurisdiction of and being sited by the Washington Energy Facility Site Evaluation Council (EFSEC) pursuant to Application for Site Certification No. 2003-1. EFSEC has accepted the SEPA "lead agency" role pursuant to RCW 43.21C.030 and has issued a determination of significance (DS) and has begun the process of drafting an Environmental Impact Statement*

(EIS.) Therefore, detailed information regarding environmental impacts will be available in the EFSEC EIS. Kittitas County is exempt from preparing a "detailed statement" (SEPA EIS) required by RCW 43.21C.030 pursuant to RCW 80.50.180.

As part of the EFSEC review process, EFSEC requires the Applicant to make reasonable efforts to obtain land use consistency from the local jurisdiction. This re-zone and comprehensive plan sub-area amendment are requested in order to gain consistency with local land use regulations. While the Applicant does not believe that a development agreement or development permit are strictly necessary in this case, given the fact that the County's land use action is part of a broader EFSEC process, it understands the County's concern about separating these elements from the rezone and comprehensive plan amendment. Typically, an EFSEC applicant would not seek a development permit or development agreement to construct and operate a project because this is more the responsibility and function of EFSEC.

However because Kittitas County Code 17.61A does not appear to enable separate review of the plan amendment and rezone without these approvals (development agreement and development permit) the Applicant requests a development agreement and development permit in order to be consistent with KCC 17.61A. It is the Applicant's understanding that the County's consideration will be limited to traditional zoning issues, leaving site-specific permit decisions to EFSEC's jurisdiction.

Approval of a comprehensive plan amendment, rezone, development agreement and permit would be conditioned upon approval by EFSEC. The Applicant understands that any approval by the County of these limited applications cannot stand on their own merits, absent EFSEC approval.

The Applicant's intent is to make all reasonable efforts to ensure that the EFSEC application is consistent with the County's Comprehensive Plan and Zoning Code, in accordance with WAC 463-28-030. The fundamental siting proposal will be reviewed by EFSEC, and any final permit decision will be made by EFSEC. The Applicant anticipates that the development agreement and permit, if issued by the County, would be relatively abbreviated, primarily providing for approval conditioned upon EFSEC approval of the site certificate. As part of the zoning considerations, it would anticipate that the County would confine its decision to zoning-related standards, such as setbacks, density, and similar matters.

1. Present zoning district

Agriculture 20 (AG-20) and Forest and Range (FR) – See Exhibit 18 of the Application for Site Certification, "Zoning Map."

2. Zoning district requested:

Wind Resource Overlay

3. Applicant for rezone must demonstrate that the following criteria are met (attach additional sheets as necessary):

- a. The proposed amendment is compatible with the comprehensive plan.

The Kittitas County Comprehensive Plan was reviewed to assess the Project's consistency with county policies. Only the policies listed below were determined to be potentially relevant to the proposed wind Project. The policy number is provided, followed by the policy itself in quotation marks. The analysis of the Project's consistency is indented below the policy statement.

Chapter 2 Land Use

"GPO 2.114B. Economically productive farming should be promoted and protected. Commercial agricultural lands includes those lands that have the high probability of an adequate and dependable water supply, are economically productive, and meet the definition of "Prime Farmland" as defined under 7CFR Chapter VI Part 657.5...."

The proposed Project would be developed on non-irrigated land, most of which is used for cattle grazing. This land does not meet the definition of Prime Farmland. Removal of minor amounts of rangeland would not affect the productivity of cattle grazing operations. Therefore, the Project would be consistent with this land use policy.

"GPO 2.118. Encourage development projects whose outcome will be the significant conservation of

farmlands."

The permanent footprint of the Project will remove approximately 90 acres from open space and cattle grazing uses. This reduction poses a negligible impact to cattle operations. The steady source of income to property owners would increase and diversify overall farm income, creating a beneficial impact and helping to ensure continued agricultural viability. Therefore, development of the Project would not conflict with the above policy.

*"GPO 2.140. Land use activities within or adjacent to commercial forest land should be sited and designed to minimize conflicts with forest management and other activities on commercial forest lands."*

Although forest cover exists to the north of the Project area, there is no commercial forest land or activities immediately adjacent to the Project and there would be no effects on any forest management or other activities on commercial forest lands.

#### Chapter 5 Capital Facilities Plan

*"GPO 5.110A. Capital facilities and utilities may be sited, constructed, and operated by outside public service providers (or sited, constructed, and/or operated jointly with a Master Planned Resort (MRP) or Fully Contained Community to the extent elsewhere permitted), on property located outside of an urban growth area or an urban growth node if such facilities and utilities are located within the boundaries of such resort or community which is approved pursuant to County Comprehensive Plan policies and development regulations."*

The Project is located outside any urban growth area or urban growth node, but the policy does not apply to the Project because the policy relates to utility facilities associated with MRPs or Fully Contained Communities, rather than to utility facilities for general public service.

*"GPO 5.110B. Electric and natural gas transmission and distribution facilities may be sited within and through areas of Kittitas County both inside and outside of municipal boundaries, UGAs, UGNs, Master Planned Resorts, and Fully Contained Communities, including to and through rural areas of Kittitas County."*

To the extent that the underground collector lines associated with the Project are considered electric transmission and/or distribution facilities, this Policy allows their placement in rural areas of the County.

*"GPO 5.120. To recognize the Swiftwater Corridor Vision Plan as a planning tool that provides recommendations for specific strategies to improve, enhance, and sustain the corridor's unique intrinsic qualities and the many enjoyable experiences it offers. Selected projects within the vision plan shall not place additional management policies or regulations on private property or adjacent landowners beyond those that already exist under federal, state, regional, and local plans and regulations."*

The Swiftwater Corridor Vision Plan applies to the area along Highway 10 that runs along the southern edge of the Project area. However, as noted in the policy language for GPO 5.120, the Vision Plan does not have regulatory power but instead provides strategies for corridor enhancement. The policy specifically notes that the Vision Plan does not place additional management policies or regulations on private property or adjacent landowners.

#### Chapter 6 Utilities

*"GPO 6.7. Decisions made by Kittitas County regarding utility facilities will be made in a manner consistent with and complementary to regional demands and resources."*

The proposed Project would draw upon a county resource (wind) to provide energy to meet the regional power demands. Therefore, development of the Project would be consistent with, and complementary to, regional utility demands and local resources.

*"GPO 6.9. Process permits and approvals for all utility facilities in a fair and timely manner, and in accordance with development regulations that ensure predictability and project concurrency."*

The proposed Project would be developed in accordance with all local, regional, and state wind power development regulations and would therefore be consistent with this policy.

*"GPO 6.10. Community input should be solicited prior to county approval of utility facilities which may significantly impact the surrounding community."*

The county, EFSEC and the Project developer have solicited community input on the proposed wind farm.

*"GPO 6.18. Decisions made regarding utility facilities should be consistent with and complementary to regional demand and resources and should reinforce an interconnected regional distribution network."*

This policy is similar to GPO 6.7. The proposed Project would significantly reinforce an interconnected regional power transmission and distribution network by connecting to Puget Sound Energy's (PSE) and/or Bonneville Power Administration's (BPA) electric power grid. Therefore, the Project is consistent with this policy.

*"GPO 6.21. Avoid, where possible, routing major electric transmission lines above 55 kV through urban areas."*

The Project does not propose any new major electric transmission lines but will connect to existing BPA and/or PSE high voltage transmission lines. The collector cables that connect each wind turbine and strings of turbines will be located underground. In addition, the Project will not be developed in an urban area; therefore, it is consistent with this policy.

*"GPO 6.32. Electric and natural gas transmission and distribution facilities may be sited within and through areas of Kittitas County both inside and outside of municipal boundaries, UGAs, UGNs, Master Planned Resorts, and Fully Contained Communities, including to and through rural areas of Kittitas County."*

This policy is identical to Policy GPO 5.11B and has been addressed previously.

*"GPO 6.34. Wind Farms may only be located in areas designated as Wind Farm Resource overlay districts in the Comprehensive Plan. Such Wind Farm Resource overlay districts need not be designated as Major Industrial Developments under Chapter 2.5 of the Comprehensive Plan."*

This policy requires that the area where the Project is proposed be designated a Wind Farm Resource overlay district. Such a designation requires the Applicant to seek a sub-area comprehensive plan amendment. A docketing application for a comprehensive plan amendment has been submitted along with this request for rezone. It is anticipated that the County will process both requests concurrently, pursuant to the requirements of Kittitas County Code Chapter 17.61A.040.

#### Chapter 8 Rural Lands

*\*"GPO 8.7. Private owners should not be expected to provide public benefits without just compensation. If the citizens desire open space, or habitat, or scenic vistas that would require a sacrifice by the landowner or homeowner, all citizens should be prepared to shoulder their share in the sacrifice."*

The proposed wind Project would be constructed on privately owned and DNR land through lease agreements with willing landowners. This comprehensive plan policy suggests that landowners should not be expected to forgo the opportunity to develop wind generation on their properties simply because of potential visual effects, unless the public at large compensates them for their lost opportunity.

*"GPO 8.24. Resource activities performed in accordance with county, state and federal laws should not be subject to legal actions as public nuisances."*

The proposed Project, to the extent it is a "resource activity" because it uses the area's wind resource, would be constructed and operated in accordance with all county, state, and federal laws, and thus is consistent with this policy.

*"GPO 8.42. The development of resource based industries and processing should be encouraged."*

Wind energy production is a type of resource-based industry in that it uses a natural renewable

resource, the wind. The proposed Project could thus be considered to be consistent with this policy encouraging such industries.

*X* "GPO 8.62. *Habitat and scenic areas are public benefits that must be provided and financed by the public at large, not at the expense of individual landowners and homeowners.*

This policy is similar to GPO 8.7, and implies that landowners should not be expected to forgo the opportunity to develop wind generation on their properties simply because of potential visual effects, unless they are compensated for their lost opportunity by the public at large.

b. The proposed amendment bears a substantial relation to the public health, safety or welfare.

*The Project bears a substantial relation to the public health, safety, and welfare. The Project will develop one of Kittitas County's renewable resources, wind. It will provide a clean source of power while helping to reduce the region's dependence on polluting, non-renewable and often volatile energy sources. Additionally, the Project will provide significant added tax revenue while not increasing the demand for local public services, such as public safety, schools and infrastructure. An analysis of these economic impacts is presented in the November 2002 report: "Economic Impacts of Wind Power in Kittitas County- A Report for the Phoenix Economic Development Group" by ECONorthwest (Application for Site Certification Exhibit 23, 'Phoenix Study'). Tax revenues generated by the Project can be used to finance public services that improve public, health, safety and welfare and/or to reduce the current tax burden on existing taxpayers. New jobs will be created during both construction and operation of the Project and local purchases of supplies and services will provide a further boost to the local economy.*

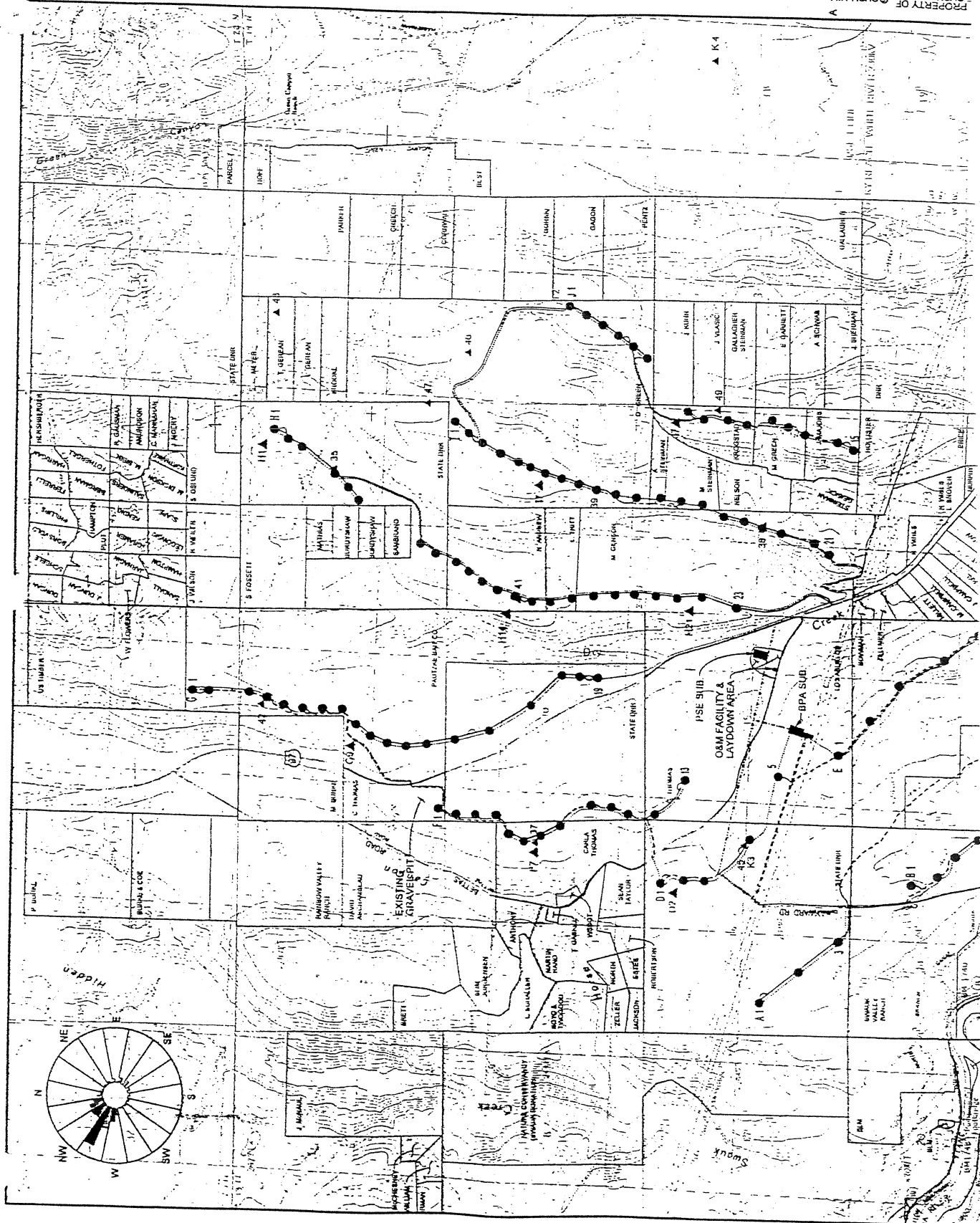
c. The proposed amendment has merit and value for Kittitas County or a sub-area of the county.

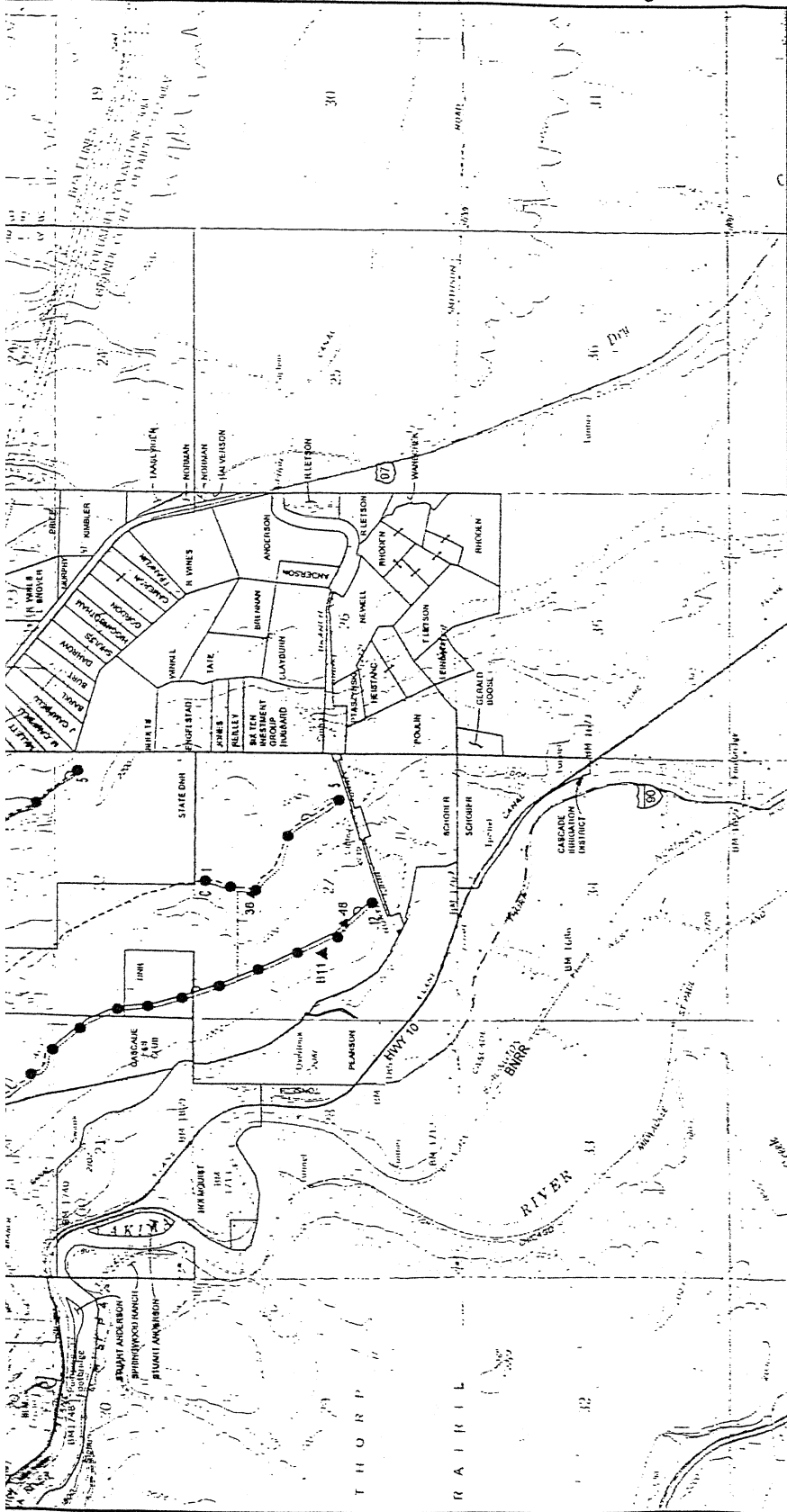
*X* *The Project has merit and value for Kittitas County. As stated in (b) above, the Project will provide a significant long term increase in local tax revenues without increasing demand on local services and will create new jobs in the county. The Project will also help diversify the regional energy portfolio and reduce the region's dependence on non-renewable energy sources that are subject to price volatility and generate significant pollution. In the immediate Project area, participating landowners will realize substantial increases in income in the form of royalty payments for wind turbines on their land. This additional income will help promote the conservation of the area's rural character by reducing pressure on landowners to subdivide their land and convert from open space and grazing to residential development. Development of wind energy facilities in the Project area will result in far less demand for public services than would be the case for residential development.*

d. The proposed amendment is appropriate because of changed circumstances or because of a need for additional property in the proposed zone or because the proposed zone is appropriate for reasonable development of the subject property.

*In enacting Ordinance 2002-20 (establishing new wind farm development rules), the County established that wind farms "are a permitted use in a Wind Farm Resource Overlay Zoning District." (Section 17.61A.030). However, under Ch. 17.61A, sub-area plan and zoning amendments are required, as well as a development agreement and development permit. Consequently, under the relevant code provisions, the "changed circumstances" test is not readily applicable to the proposed plan and zoning amendments. There is a "need for additional property" in Kittitas County having the Wind Farm Resource overlay designation, in that while the County has determined that wind farm uses are a permitted use within the overlay district, no properties having this designation currently exist in Kittitas County. Additionally, and in the alternative, for the reasons described below, the proposed sub-area district and zoning overlay designations are "appropriate for reasonable development of the subject property."*

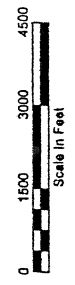
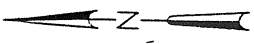
*Fundamentally, setting aside site-specific issues addressed in the site-specific permitting process, properties are suitable for wind energy facility development (and consequently are generally suitable for the sub-area plan and zoning overlay designations) if they have the appropriate underlying zoning (Ag-20, Forest & Range, Commercial Agriculture, and Commercial Forest), AND because they have substantial, steady, reliable, commercially-viable winds, AND because they are situated in close proximity to electric transmission facilities. Therefore, only a limited number of properties could be eligible for such development. Because of the very limited range of*





**LEGEND:**

- PROPOSED WTG LOCATION
- N 1 STRING NAME & TURBINE COUNT
- - - EXISTING ACCESS ROAD
- - - NEW ACCESS ROAD
- △ ROAD TURN-AROUND AREA
- ..... UNDERGROUND ELECTRICAL
- OVERHEAD ELECTRICAL
- ..... UGND AND/OR O.H. ELECTRICAL
- ▲ 43 MET TOWER - TEMPORARY
- ▲ N12 MET TOWER - PERMANENT



**CONFIDENTIAL**

<p>PRELIMINARY NOT FOR CONSTRUCTION</p>	<p><b>CH2MHILL</b></p>	<p>Sagebrush Power Partners, LLC Zikha Renewable Energy 215 SW MONROE PORTLAND, OR 97204 TEL: (503) 222-8400 FAX: (503) 222-8401</p>	<p>KITTITAS VALLEY WIND POWER PROJECT <b>EXHIBIT 1</b> <b>PROJECT SITE LAYOUT</b></p>	<p>SHEET DWG EXHIBIT 1 DATE JAN 2003 PROJ 170386</p>
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FILENAME: z:\fig 13-layout.dgn PLOT DATE: 10-JAN-2003 PLOT TIME: 09:30:37

THIS DOCUMENT AND THE IDEAS AND DESIGNS INCORPORATED HEREIN, AS AN INSTRUMENT OF PROFESSIONAL SERVICE, IS THE PROPERTY OF CH2M HILL AND IS NOT TO BE USED, IN WHOLE OR IN PART, FOR ANY OTHER PROJECT WITHOUT THE WRITTEN AUTHORIZATION OF CH2M HILL. REUSE OF DOCUMENTS.

*properties suitable in Kittitas County for this property use, the proposed project site is an appropriate area to be assigned the sub-area plan and zoning overlay designation due to need for additional property, and because wind energy facility use is appropriate for the reasonable development of the property.*

*The proposed sub-area plan designation and rezone are appropriate because the Project area is suitable for Wind Farm development. The Project area is appropriate for Wind Farm development for several key reasons.*

- *The wind resource in the Project area is vigorous, well-documented and commercially viable;*
- *The Project area is already crossed by 6 different sets of high voltage electric transmission lines, therefore, no new above ground transmission lines are needed;*
- *The Project area has a good network of existing public and private roads, thus minimizing the amount of new road construction necessary for building and operating the Project;*
- *The development of a Wind Farm in the Project area is consistent with current land uses in the area (grazing, open space, scattered rural homesites);*
- *Extensive environmental, cultural resource, noise and visual studies have shown the impacts from the Project will be minimal and can be mitigated successfully through the site-specific permits.*

- e. *The subject property is suitable for development in general conformance with zoning standards for the proposed zone.*

*The Wind Farm Resource overlay district, as defined in Ch. 17.61A, does not contain zoning standards, but instead relies upon the site-specific development permit to implement appropriate development standards. The subject property will be developed in compliance with a Wind Resource Overlay zone and in conformance with the zoning standards contained in that zone, as well as any additional standards or conditions imposed by EFSEC as part of a Site Certification Certificate.*

- f. *The proposed amendment will not be materially detrimental to the use of properties in the immediate vicinity of the subject property.*

*The project will not be materially detrimental to the use of properties in the immediate vicinity of the Project Area because all existing land uses within the Project Area - including grazing, open space, and rural residential, would continue, with no limitations or restrictions on the use of properties in the immediate vicinity as a consequence of the proposed property use.*

- g. *The proposed changes in use of the subject property shall not adversely impact irrigation water deliveries to other properties.*

*There will be no impact to irrigation water deliveries. The area requested for rezoning is not currently irrigated. The Kittitas Reclamation District (KRD) canal runs south of one portion of the proposed Project, but will not be affected by the construction or operation of the Project.*





## APPLICATION FOR DEVELOPMENT AGREEMENT

### SECTION I - INTRODUCTION.

Kittitas County may enter into development agreements with a person having ownership interest or control of real property within the County's jurisdiction, pursuant to RCW 36.70B.170-210. A decision to enter into a development agreement shall be made on a case by case basis.

A development agreement may be appropriate for large, complex or phased projects, or projects which were not contemplated by existing development regulations or existing application procedures. Projects which may be suitable for development agreements contain the following types of components:

- phased development over a five year period or longer;
- the project site is over twenty-five acres;
- a mixed-use project containing two-hundred or more residential units; or
- commercial or industrial development over one-hundred thousand (100,00) square feet.

Kittitas County Board of Commissioners shall only approve a development agreement by ordinance or resolution after a public hearing held by the County Planning Commission. If the development agreement relates to a project permit application, the provisions of Ch. 36.70C RCW shall apply to the appeal of the decision on the development agreement.

A development agreement shall be recorded with the real property documents of Kittitas County. During the term of the development agreement, the agreement is binding on the parties, their successors and assigns, including any city that assumes jurisdiction through incorporation or annexation of the area covering the property subject to the development agreement.

Unless amended or terminated, a development agreement is enforceable during its term by a party to the agreement. A development agreement and the development standards in the agreement govern during the term of the agreement, or for all or that part of the built-out period specified in the agreement, and may not be subject to an amendment to a zoning ordinance or development standard or regulation adopted after the effective date of the agreement. A permit or approval issued by Kittitas County after the execution of the development agreement must be consistent with the development agreement.

Nothing in RCW 36.70B.170 - 36.70B.200 and Section 501, Ch. 374, Laws of 1995 or this chapter is intended to authorize the County to impose impact fees, inspection fees, or dedications or to require any other financial contributions or mitigation measures except as expressly authorized by other applicable provisions of state law and a development agreement agreed to by both the applicant and Kittitas County.

## SECTION II - GENERAL REQUIREMENTS.

Application for development agreement must include the following items in complete form; please type or print clearly in ink.

- 1)
  - a) Site plan, with surrounding vicinity, including but not limited to all: existing buildings, points of access, roads, and parking areas; and, natural features such as contours, bodies of water etc.
  - b) Address list of all landowners within three-hundred feet of site.
  - c) A description of the project.
  - d) The specific reasons why the project is suitable for a development agreement.
  - e) Any other reasonable information requested by the County.

**Please refer to Applicant's application for rezone to Kittitas County and Application for Site Certification to EFSEC. All of the above information is provided in these applications. As stated in the Applicant's concurrent application for rezone and comprehensive plan amendment, this request is being made in compliance with WAC 463-28. This project is subject to the jurisdiction of and being sited by the Washington Energy Facility Site Evaluation Council (EFSEC) pursuant to Application for Site Certification No. 2003-1. The reason the project is suitable for a development agreement is that KCC 17.61 requires a development agreement for approval of a wind farm resource overlay.**

- 2) Set forth proposed development standards and other provisions that shall apply to and govern and vest the development, use and mitigation of the development of the real property for the duration specified in the agreement. These standards shall be consistent with applicable County development regulations, except as such development regulations have been modified by the development standards contained in the agreement. Development standards include but are not limited to the following:
  - a) Project elements such as permitted uses, residential densities, and non-residential densities and intensities or building sizes.
  - b) The amount and payment of impact fees imposed or agreed to in accordance with any applicable provisions of state law, any reimbursement provisions, other financial contributions by the property owner, inspection fees, or dedications.
  - c) Mitigation measures, development conditions, and other requirements under Ch. 43.21C RCW.
  - d) Design standards such as maximum heights, setbacks, drainage and water quality requirements, landscaping, and other development features.
  - e) Road and sidewalk standards.
  - f) Affordable housing.
  - g) Water, sewer, storm drainage and other infrastructure requirements.
  - h) Parks and open space preservation.
  - i) Phasing.
  - j) Development review processes, procedures and standards for implementing decisions, including methods of reimbursement to the County for review processes.
  - k) A build-out or vesting period for applicable development standards.
  - l) Process for amending the development agreement.
  - m) Any other appropriate development requirement or procedure.

Please refer to Applicant's application for rezone to Kittitas County and Application for Site Certification (ASC) to EFSEC. All of the above information, including proposed setbacks, is provided in these applications. The setbacks proposed by the Applicant to EFSEC are as follows:

The minimum setback distances incorporated into the proposed Project layout are based several factors, including avoidance of safety and nuisance concerns, industry standards and Applicant's own experience operating wind power projects. Some are fixed distances (i.e. 1,000 feet) that are based on estimates or modeling of potential nuisance impacts such as noise and shadow flicker. Others, such as "tip height" are related to the size of the actual turbines to be installed (see Figure 2.3.6-1 of the ASC). Tip height refers to the total distance from the base of the turbine to the tip of the blade at its highest point. Tip height setbacks are primarily safety-related, e.g. in the event of a massive earthquake combined with a hurricane force wind, if the entire tower and turbine were to collapse, they would not fall on a public road or a neighbor's property.

The setbacks that are proposed are as follows:

- Setback from residences of neighboring (i.e. those without signed agreements with the Applicant) landowners: 1,000 feet
- Setback from property lines of neighboring landowners: 50 feet beyond the tip of the blade at its closest point to the property line.
- Setback from County/State roads: Turbine tip height
- Setbacks from residences with signed agreements with Applicant: At least blade tip height. However, it may be greater based on the property owner's approval. Some landowners want to have turbines closer than 1,000 feet to their residence in exchange for more turbines on their land and the revenue generated by them.
- Setback from property lines of landowners with signed agreements with Applicant: None. All property owners with signed agreements with the Applicant have agreed to a zero setback from property lines, as this allows the most efficient and lowest impact placement of wind turbines across various landowners.
- Setback from BPA/PSE transmission lines: Blade tip height.
- Setback from residences without signed agreements: 1,000 feet.

In the event that the final turbine selected for the Project is larger or smaller than the scenario presented in the ASC, minor adjustments will be made to the proposed Project layout to maintain the minimum setbacks described above.

3) Name, mailing address and day phone of land owner(s) of record:

Please refer to Applicant's application for rezone to Kittitas County and Application for Site Certification to EFSEC. All of the above information is provided in these applications.

4) Name, mailing address and day phone of authorized agent, if different from land owner of record:

Christopher Taylor  
Project Development Manager  
Sagebrush Power Partners, LLC  
222 E. 4<sup>th</sup> Street  
Ellensburg, WA 98926

Tel: 509-899-4609

5) Contact person for application (select one): ☐ Owner of record ☒ Authorized agent  
All verbal and written contact regarding this application will be made only with the contact person.

6) Legal description of property and acreage (attach additional sheets as necessary):

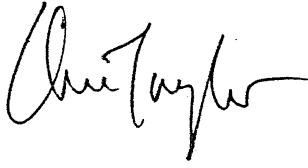
**Please refer to Applicant's application for rezone to Kittitas County and Application for Site Certification to EFSEC. All of the above information is provided in these applications.**

7) Tax parcel number(s):

**Please refer to Applicant's application for rezone to Kittitas County and Application for Site Certification to EFSEC. All of the above information is provided in these applications.**

Application is hereby made for development agreement. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete, and accurate. I further certify that I possess the authority to undertake the proposed activities. I hereby grant to the agencies to which this application is made, the right to enter the above-described location to inspect the proposed and or completed work. This development agreement may obligate a party to fund or provide services, infrastructure, or other facilities. This development agreement shall reserve authority to impose new or different regulations to the extent required by a serious threat to public health and safety. This development agreement may include provisions which are different (but not less than) or in addition to other County development regulations.

Signature of Authorized Agent



Date 5/13/03

Signature of Land Owner of Record (required for application submittal)

Date

**Please refer to the attached landowner authorization letters.**



## **EXHIBIT 1: LEGAL DESCRIPTIONS AND LAND OWNERSHIP INTERESTS**

### **Introduction**

The Kittitas Valley Wind Power Project will be constructed across a land area of approximately 5,000 acres in Kittitas County, although the actual permanent facility footprint will only comprise approximately 90 acres of land. Proposed turbine strings will be located primarily on the north-south oriented ridges in Township 19N Range 17E, and Township 20N Range 17E.

The core of the Kittitas Valley Wind Power Project site and the proposed interconnect points lie on privately-owned lands and parcels which are owned by the Washington Department of Natural Resources (WA DNR). The Applicant has obtained wind option agreements with landowners for all private lands within the Project site boundary necessary for installation of the plant. Copies of the recorded Memoranda of Wind Option with all private landowners are attached to this exhibit (Attachment 1).

Approximately one fourth of the proposed turbines lie on WA DNR lands. The Applicant has secured access to all of the DNR lands as well as all of the private lands surrounding the DNR parcels of interest. DNR has notified the Applicant in writing that the Applicant has been selected as the successful bidder for a wind lease following a sealed public auction process. A copy of the "award of lease" letter from DNR is also attached.



**Legal Descriptions of Lands Under Option with Applicant**

---

Noel Andrew  
2701 Elk Springs Road  
Ellensburg, WA 98926  
Phone No. 509-306-5348

Legal Description:

The Property consists of approximately 150 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

Tracts 1, 2 & 3 of Survey No. 501915, (located in the West one-half (W1/2)), Section 11, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No's 19-17-11000-0002, 19-17-11000-0003 & 19-17-11000-0011

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Larry L. Tritt  
PO Box 725  
Roslyn, WA 98941  
Phone No. 509-649-3611

Legal Description:

The Property consists of approximately 50 Acres of land located in Kittitas County, Washington, State, and more specifically described as follows:

Tract 4, of Survey No. 501915, (located in the West one-half (W1/2)), Section 11, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No. 19-17-11000-0004

---

Michael and Louise Genson  
PO Box 521  
Snoqualmie, WA 98065  
Phone No. 509-964-9082

Legal Description:

The Property consists of approximately 425 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

Tracts 5 and 6 of Survey No. 501915, located in the Southwest one-quarter (SW1/4), Section 11; and the West one-half (W1/2) of Section 14, Excepting there from that portion lying Southwesterly of the State Highway, and that portion of the West one-half (W1/2), Section 23, lying Northerly of the B.P.A. power line road and being a portion of Tract B of Survey No. 504472.

Kittitas County Tax Parcel No's, 19-17-11000-0005, 19-17-14000-0002, 19-17-14000-0003, 19-17-14000-0004 & 19-17-23000-0014.

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Pautzke Bait Co., Inc.  
c/o Gerry Williams  
PO Box 36  
Ellensburg, WA 98926  
Phone No. 509-925-9365

Legal Description:

The Property consists of approximately 700 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

The Northeast one-quarter (NE1/4), and the South one-half (S1/2) of Section 3, excepting there from that portion lying Westerly of the State Highway, and the East one-half (E1/2) of the East one-half (E1/2) of Section 10, and that portion lying Easterly of the State Highway within the Northeast one-quarter (NE1/4) of Section 15. All of the above is located within Township 19 North, Range 17 East, W.M. And together with the South one-half (S1/2) of the Southeast one-quarter (SE1/4) of Section 34, Township 20 North, Range 17 East, W.M.

Kittitas County Tax Parcel No's 19-17-03000-0003, 19-17-10000-0001, 19-17-15000-0003 & 20-17-34000-0004.

---

Carla L. Thomas  
911 Robbins Road  
Ellensburg, WA 98926  
Phone No. 509-962-8572

Legal Description:

The Property consists of approximately 500 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

All of that portion of the South one-half (S1/2), of Section 3, lying Westerly of the State Highway, and that portion of the Southeast one-quarter (SE1/4) of Section 9, lying Easterly of the County Road, and that portion of Section 15, lying Northerly of the County Road. All of the above is located within Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No's 19-17-03000-0001, 19-17-09000-0003 & 19-17-15000-0001.

---

Daniel A. and Marcia M. Green  
715 Carplake Road  
Camano Island, WA 98282  
Phone No. 360-387-3495

Legal Description:

The Property consists of approximately 800 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

All of that portion of the Southwest one-quarter (SW1/4), Section 1; and the East one-half (E1/2), Section 11, and the West one-half (W1/2), Section 12, Township 19 North, Range 17 East, W. M.

Kittitas County Tax Parcel No's 19-17-01000-0002, 19-17-01000-0009, 19-17-01000-0010 & 19-17-01000-0011; 19-17-11000-0001, 19-17-11000-0006, 19-17-11000-0007, 19-17-11000-0008, 19-17-11000-0009 & 19-17-11000-0010; 19-17-12000-0002, 19-17-12000-0006, 19-17-12000-0007, 19-17-12000-0008, 19-17-12000-0009 & 19-17-12000-0010.

---

James L. Majors  
411 Rustic Road  
Ellensburg, WA 98926  
Phone No. 509-962-4059

Legal Description:

The Property consists of approximately 50 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

Lot 3, of Survey No. 505298, (located in the East one-half (E1/2)), Section 14, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No. 19-17-14000-0006.

---

Keith Schober  
PO Box 72  
Cle Elum, WA 98922  
Phone No. 509-674-2217

Legal Description:

The Property consists of approximately 785 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

The Southwest one-quarter (SW1/4) of the Northwest one-quarter (NW1/4) and the Northwest one-quarter (NW1/4) of the Southwest one-quarter (SW1/4), and the East one-half (E1/2) of the Southwest one-quarter (SW1/4), Section 22. Also, all of that portion lying Easterly and Northeasterly of Hayward Road, Section 27, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No's 19-17-22000-0003, 19-17-22000-0008 & 19-17-22000-0009, and 19-17-27000-0001.

---

Cascade Field and Stream Club  
c/o Monty D. Miller, Club President  
PO Box 424  
Cle Elum, WA 98922  
Phone No. 509-674-9278

Legal Description:

The property consists of approximately 182 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

All of that portion of Section 21, lying east of the County road and lying East of the Easterly boundary of the Kittitas Reclamation District Canal, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No. 19-17-21000-0001.

---

Karl Krogstad  
PO Box 95260  
Seattle, WA 98145  
Phone No. 206-323-6472

Legal Description:

The Property consists of approximately 54 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

Lot 1, Survey No. 505298, (located within the East one-half (E1/2)), Section 14, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No. 19-17-14000-0001.

---

Los Abuelos, Inc.  
c/o Pete Bugni, President  
361 Cedar Cove Road  
Ellensburg, WA 98926  
Phone No. 609-925-3902

Legal Description:

The Property consists of approximately 282 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

All that portion lying South and Southwesterly of the County Road located within Section 15, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington

Kittitas County Tax Parcel No. 19-17-15000-0002.

---

Merle Steinman  
19822-28 Avenue West  
Lynnwood, WA 98036  
Phone No. 425-774-0790

Legal Description:

The Property consists of approximately 40 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

Lot 6, of that certain Survey as recorded June 22, 1987 in Book 15 of Surveys at pages 62 and 63 under Auditor's File No. 505298, records of Kittitas County, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.

Kittitas County Tax Parcel No. 19-17-14000-0009.

---

**EXHIBIT 1: ATTACHMENT 1 WA DNR AWARD OF LEASE LETTER**

Andrea Steinman  
19822-28 Avenue West  
Lynnwood, WA 98036  
Phone No. 425-774-0790

Legal Description:

The Property consists of approximately 40 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:  
Lot 7, of that certain Survey as recorded June 22, 1987 in Book 15 of Surveys at pages 62 and 63 under Auditor's File No. 505298, records of Kittitas County, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.

Kittitas County Tax Parcel No. 19-17-14000-0010.

---

Copies of each of these agreements which include the signature pages for private landowners who have executed wind energy option agreements with Applicant have been attached to this exhibit (Attachment 1).

---

**Washington State Department of Natural Resources (DNR)**

c/o Milt Johnston, Regional Manager  
713 Bowers Road  
Ellensburg, WA 98926  
Phone No. 509-925-8510

The Property consists of approximately 2,080 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

The East one-half (E1/2), the West one-half of the Southwest one-quarter (W1/2SW1/4), the Southeast one-quarter of the Southwest one-quarter (SE1/4SW1/4), and the Southwest one quarter of the Northwest one-quarter (SW1/4NW1/4), Section 2; The West one-half of the East one-half (W1/2E1/2), and the West one-half (W1/2), Section 10; All of Section 16: The East one-half (E1/2), and the Southwest one-quarter of the Southwest one-quarter (SW1/4SW1/4), and the North one-half of the Northwest one-quarter (N1/2NW1/4), and the Southeast one-quarter of the Northwest one-quarter (SE1/4NW1/4), Section 22; All of the above is located within Township 19 North, Range 17 East, W.M. All of section 36, Township 20 North, Range 17 East, W.M.

Kittitas County Tax Parcel No's 19-17-02000-0001, & 19-17-02000-0005; 19-17-10000-0006; 19-17-16000-0001; 19-17-22000-0001, 19-17-22000-0002, 19-17-22000-0005 & 19-17-22000-0007 & 20-17-36000-0001.

---

A copy of the DNR Award of Lease Letter has been attached to this Exhibit (Attachment 2).

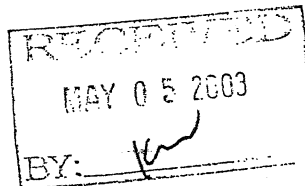


WASHINGTON STATE DEPARTMENT OF  
**Natural Resources**

DOUG SUTHERLAND  
Commissioner of Public Lands

April 28, 2003

Zilkha Renewable Energy, LLC  
Attn: Michael Skelly  
1001 McKinney Suite 1740  
Houston TX 77002-0000



RE: Lease No. 60-074259

Dear Mr. Skelly:

We are please to inform you that Sagebrush Power Partners, LLC, has been awarded the above referenced lease in Kittitas County.

Thank you for your initial rent payment of \$28,261.88. I have enclosed two (2) originals of your new lease for signature.

I am also enclosing a lease guaranty which provides a guaranty from Zilhka Renewable Energy to the Department of Natural Resources for the above lease.

Please sign all originals in ink on the lines indicated before a notary public, and return them to the Department of Natural Resources at the address below. Both originals of the lease must be returned to Southeast Region Office within 20 days of the date of this letter.

The lease will then be presented to the Commissioner of Public Lands for execution. Upon signing, one original will be returned to you, at which time you will be entitled to the rights granted therein.

Sincerely,

*M. Johnston*

Milt Johnston  
Assistant Region Manager

Enclosures

c: Chris Taylor

**EXHIBIT 1: ATTACHMENT 2**  
**MEMORADA OF WIND OPTION AGREEMENT**





When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY  
KITITITAS COUNTY TREASURER  
DEPUTY K. Bostick  
DATE 12-06-02

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor:** Merle Steinman Jr., a Married Man

**Grantee:** Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")

**Legal Description (abbreviated):** Portion E1/2 Sec. 14, T. 19 N., R. 17 E., W.M.

**Assessor's Tax Parcel ID Numbers:** 19-17-14000-0009

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated May 29, 2002 ("Effective Date") between Merle Steinman Jr., their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of **Exhibit A** to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.



Page: 2 of 3  
12/06/2002 09:58A  
MEMO 21.00

Owner:

Merle Steinman, Jr.  
Name: Merle Steinman, Jr.  
Title: Owner

ZRE:

Name:

Title:

Andrew Young Dec. 02/02  
Name: Andrew Young  
Title: DEEDMENT DIRECTOR

Owner:

Name:

Title:

STATE OF Washington  
COUNTY OF Snohomish

I certify that I know or have satisfactory evidence that Merle Steinman, Jr. is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 11-13-02, 2002.

Notary Public

My Commission Expires:

JACK T. JARRELL

STATE OF WASHINGTON

NOTARY - 11-13-02

MY COMMISSION EXPIRES 12-04-02

STATE OF OR  
COUNTY OF Multnomah

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: 12/02, 2002.



OFFICIAL SEAL  
HILARY A. FOOTE  
NOTARY PUBLIC-OREGON  
COMMISSION NO. 355939  
MY COMMISSION EXPIRES MARCH 20 2004

Notary Public

My Commission Expires:

3/20/04



Page: 3 of 3  
12/06/2002 09:58A  
MEMO 21.00

Kittitas Co Auditor ZILKHA RENEWABLE ENE

## EXHIBIT "A"

Lot 6, of that certain Survey as recorded June 22, 1987 in Book 15 of Surveys at pages 62 and 63 under Auditor's File No. 505298, records of Kittitas County, State of Washington, being a portion of the East one-half (E1/2) of Section 14, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.



When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY

KITTITAS COUNTY TREASURER

DEPUTY

DATE

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor:** Andrea A. Steinman, A Married Woman

**Grantee:** Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")

**Legal Description (abbreviated):** Portion E1/2 Sec. 14, T. 19 N., R. 17 E., W.M.

**Assessor's Tax Parcel ID Numbers:** 19-17-14000-0010

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated June 5, 2002 ("Effective Date") between Andrea A. Steinman, their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of **Exhibit A** to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.



Owner:

Andrea A. Steinman

Name: Andrea A. Steinman

Title: Owner

ZRE:

Name:

Title:

Andrew Young DEC. 02/02ANDREW YOUNGDEVELOPMENT DIRECTOR

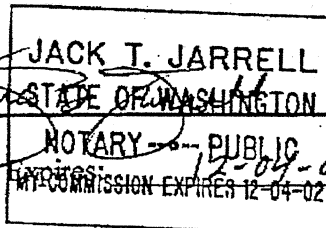
Owner:

Name: \_\_\_\_\_

Title: \_\_\_\_\_

STATE OF WACOUNTY OF Snohomish

I certify that I know or have satisfactory evidence that Andrea A. Steinman is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 11-13-02, 2002.Notary Public  
My Commission ExpiresSTATE OF ORCOUNTY OF Multnomah

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: 12/02, 2002.

Notary Public

My Commission Expires: 3/20/06



200212000000

Page: 3 of 3

12/08/2002 09:58A

Kittitas Co Auditor ZILKHA RENEWABLE ENE MEMO 21.00

## EXHIBIT "A"

Lot 7 of that certain survey as recorded June 22, 1987 in Book 15 of Surveys at pages 62 and 63 under Auditor's File No. 505298, records of Kittitas County, State of Washington, being a portion of the East one-half (E1/2) of Section 14, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.

When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

---

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor:** Los Abuelos, Inc.,

**Grantee:** Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")

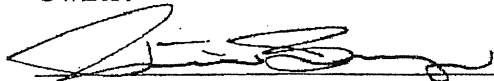
**Legal Description (abbreviated):** That portion lying South and Southwesterly of the County Road located within Sec. 15, T. 19 N., R. 17 E., W.M.

**Assessor's Tax Parcel ID Numbers:** 19-17-15000-0002

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated June 19, 2002 ("Effective Date") between Los Abuelos, Inc., their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of **Exhibit A** to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.

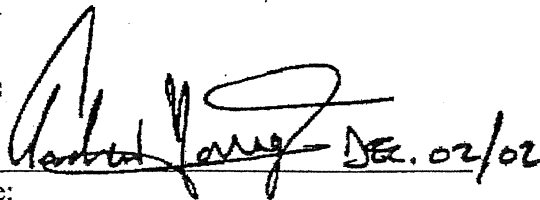
Owner:



Name: Pete Bugni

Title: President, Los Abuelos, Inc.

ZRE:

 Dec. 02/02

Name:

Title:

Owner:

Name:

Title:

STATE OF Washington )

COUNTY OF Kittitas )

I certify that I know or have satisfactory evidence that Pete Bugni is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: November 22, 2002.

Jennifer L. Diaz  
Notary Public  
My Commission Expires: Oct. 1, 2006

STATE OF OR )COUNTY OF Multnomah )

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: \_\_\_\_\_, 2002.

\_\_\_\_\_  
Notary Public  
My Commission Expires: \_\_\_\_\_



EXHIBIT "A"

All of that portion lying South and Southwesterly of the County Road located within Section 15, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.



Page: 2 of 3  
12/06/2002 09:58A  
MEMO 21.00

Larry Tritt 11/12/02  
Name: Larry Tritt  
Title: Owner

Owner:

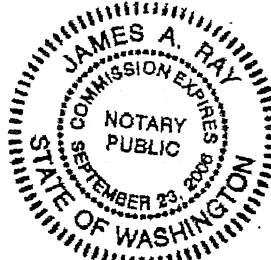
Suzanne J. H. Tritt 11/12/02  
Name: Suzanne J. H. Tritt  
Title: Owner

ZRE:

Andrew Young 12/02/02  
Name: Andrew Young  
Title: DEVELOPMENT DIRECTOR

STATE OF Washington )

COUNTY OF Kittitas )



I certify that I know or have satisfactory evidence that Larry Tritt and Suzanne J. H. Tritt is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

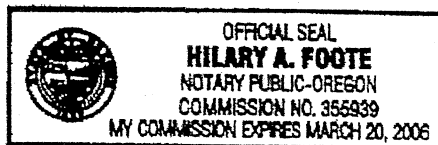
Dated: Nov. 12, 2002.

[Signature]  
Notary Public

My Commission Expires: 9/23/06

STATE OF OR )

COUNTY OF Multnomah )



I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: 12/02/2002, 2002.

[Signature]  
Notary Public

My Commission Expires: 3/20/06



## EXHIBIT "A"

The Northwest Quarter;

EXCEPT the North 2532.00 Feet thereof, said 2532.00 Feet being measured perpendicular from the North boundary of said Northwest Quarter.

AND

The Southwest Quarter;

EXCEPT the South 1,786.00 Feet thereof, said 1,784.00 Feet being measured perpendicular from the South boundary of said Southwest Quarter; all being in Section 11, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.

(Also known as Tract 4, of Survey filed in Book 15 of Surveys, Page 26, No. 501915)



Z00212060001  
Page: 2 of 3  
12/06/2002 09:58A  
MEMO 21.00

Owner:

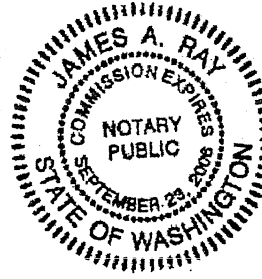
James L. Majors  
Name: James L. Majors  
Title: Owner

ZRE:

Andrew Young DEC. 01/02  
Name: Andrew Young  
Title: NW Development Director

Owner:

Cindy T. Majors  
Name: Cindy T. Majors  
Title: Owner



STATE OF Washington )  
COUNTY OF KITTITAS )

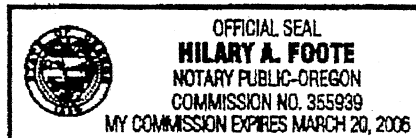
I certify that I know or have satisfactory evidence that James L. Majors and Cindy T. Majors is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 11/6/, 2002.

[Signature]  
Notary Public

My Commission Expires: 9/23/06

STATE OF Oregon )  
COUNTY OF Multnomah )



I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: 12/02/2002, 2002.

[Signature]  
Notary Public

My Commission Expires: 3/20/06



## EXHIBIT "A"

Lot 3, of that certain Survey recorded June 22, 1987, in Book 15 of Surveys, at pages 62 and 63, under Auditor's File No. 505298, records of Kittitas County, Washington, being a portion of the East one-half (E1/2)), Section 14, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.



When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY  
KITITAS COUNTY TREASURER  
DEPUTY K. Bostick  
DATE 12-06-02

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor: Cascade Field and Stream Club**

**Grantee: Zilkha Renewable Energy, LLC**, a Delaware limited liability company, its successors and assigns (collectively "ZRE")

**Legal Description (abbreviated):** SE1/4SE1/4, NW1/4SE1/4, NE1/4SE1/4 Lying East of the County Road & lying East of the Easterly boundary of the Kittitas Reclamation District Canal, & NE1/4 lying East of the county road, Sec. 21, T. 19 N., R.17 E., W.M.

**Assessor's Tax Parcel ID Numbers:** 19-17-21000-0001

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated April 17, 2002 ("Effective Date") between Cascade Field and Stream Club, their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of **Exhibit A** to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.



Z00212000003  
Page: 2 of 3  
12/06/2002 09:58A  
MEMO 21.00

Owner:

Monty D. Miller

Name: Monty D. Miller

Title: President

ZRE:

Andrew Young DEC. 02/02

Name: Andrew Young

Title: DEVELOPMENT DIRECTOR

Owner:

Name: \_\_\_\_\_

Title: \_\_\_\_\_



STATE OF Washington )

COUNTY OF Kittitas )

I certify that I know or have satisfactory evidence that Monty D. Miller is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

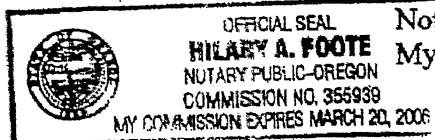
Dated: 11/18/02, 2002.

[Signature]  
Notary Public

My Commission Expires: 9/23/06STATE OF OR )

COUNTY OF Multnomah )

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: 12/02, 2002.

Notary Public

My Commission Expires: 3/20/06



## EXHIBIT "A"

Parcel A:

All of that portion of the Southeast one-quarter (SE1/4) of the Southeast one-quarter (SE1/4), and of the Northwest one-quarter (NW1/4) of the Southeast one-quarter (SE1/4) and of the Northeast one-quarter (NE1/4) of the Southeast one-quarter (SE1/4) lying East of the County road and lying East of the Easterly boundary of the Kittitas Reclamation District Canal, in Section 21, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.

Parcel B:

All of the Northeast one-quarter (NE1/4) of Section 21 lying East of the County Road.  
Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.





When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY  
KITITAS COUNTY TREASURER  
DEPUTY K. Bostad  
DATE 12-06-02

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor:** Karl Krogstad, an unmarried person,

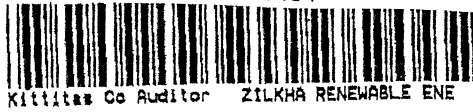
**Grantee:** Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")

**Legal Description (abbreviated):** Portion E1/2 Sec. 14, T. 19 N., R. 17 E., W.M.

**Assessor's Tax Parcel ID Numbers:** 19-17-14000-0001

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated June 7, 2002 ("Effective Date") between Karl Krogstad, his successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of Exhibit A to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.



Page: 2 of 3  
12/06/2002 09:58A  
MEMO 21.00

Owner:

Name: Karl Krogstad  
Title: Owner

Owner:

Name: \_\_\_\_\_  
Title: \_\_\_\_\_

STATE OF Washington )  
COUNTY OF King )

I certify that I know or have satisfactory evidence that Karl Krogstad is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: November 5, 2002.

[Signature]  
Notary Public

My Commission Expires: 9/23/2006

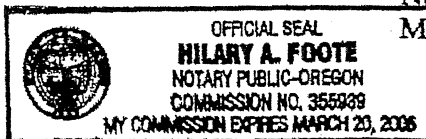
STATE OF Oregon )  
COUNTY OF Multnomah )

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: Dec. 02, 2002.

[Signature]  
Notary Public

My Commission Expires: 3/20/06





## EXHIBIT "A"

Lot 1, of that certain Survey as recorded June 22, 1987 in volume 15 of surveys at pages 62 and 63 under Auditor's File No. 505298, records of Kittitas County, State of Washington, being a portion of the East one-half (E1/2), Section 14, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.



When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY  
KITITITAS COUNTY TREASURER  
DEPUTY K. BOSTER  
DATE 12-06-02

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor:** Noel R. Andrew, single person

**Grantee:** Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")

**Legal Description (abbreviated):** N840'NW1/4; S845'N1,685'NW1/4 & S847'N2,532'NW1/4, Sec. 11, T. 19 N., R. 17 E., W.M.

**Assessor's Tax Parcel ID Numbers:** 19-17-11000-0002, 19-17-11000-0003 & 19-17-11000-0011

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated October 3, 2001 ("Effective Date") between Noel R. Andrew their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of **Exhibit A** to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.



200212060003

Page: 2 of 3

12/06/2002 09:58A

MEMO 21.00

Owner:

Name: Noel R. Andrew

Title: Owner

ZRE:

Name: Andrew Young

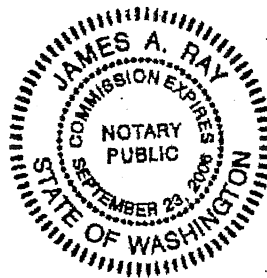
Title: NW Development Director

Owner:

Name:

Title:

STATE OF Washington )

COUNTY OF KITTITAS )

I certify that I know or have satisfactory evidence that Noel R. Andrew is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 11/6/, 2002.

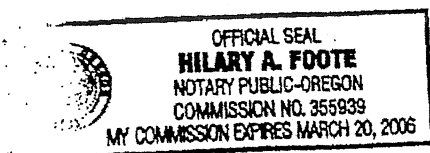
Notary Public

My Commission Expires: 9/23/06STATE OF Oregon )COUNTY OF Multnomah )

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: Dec. 02, 2002.

Notary Public

My Commission Expires: 3/20/06



## EXHIBIT "A"

Parcel A:

The North 840.00 Feet of the Northwest Quarter of Section 11, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington, said 840 Feet being measured perpendicular to the North Boundary of said Northwest Quarter. (Also known as Tract 1 of Survey Filed in Book 15 of Surveys, Page 26, No. 501915)

Parcel B:

The South 845 Feet of the North 1,685.00 Feet of the Northwest Quarter of Section 11, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington, said 1,685.00 Feet being measured perpendicular to the North Boundary of said Northwest Quarter. (Also known as Tract 2 of Survey Filed in Book 15 of Surveys, Page 26, No. 501915)

Parcel C:

The South 847.00 Feet of the North 2,532.00 Feet of the Northwest Quarter of Section 11, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington, said 2,532.00 Feet being measured perpendicular to the North Boundary of said Northwest Quarter. (Also known as Tract 3 of Survey Filed in Book 15 of Surveys, Page 26, No. 501915)



When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY  
KITITAS COUNTY TREASURER  
DEPUTY K. Bostick  
DATE 12-06-02

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor:** Daniel A. Green and Marcia M. Green, Husband and wife,

**Grantee:** Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")

**Legal Description (abbreviated):** SW1/4 Sec. 1; E1/2 Sec. 11 & W1/2 Sec. 12, T. 19 N., R. 17 E., W.M.

**Assessor's Tax Parcel ID Numbers:** 19-17-01000-0002, 19-17-01000-0009, 19-17-01000-0010 & 19-17-01000-0011; 19-17-11000-0001, 19-17-11000-0006, 19-17-11000-0007, 19-17-11000-0008, 19-17-11000-0009 & 19-17-11000-0010; 19-17-12000-0002, 19-17-12000-0006, 19-17-12000-0007, 19-17-12000-0008, 19-17-12000-0009 & 19-17-12000-0010.

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated October 4, 2001 ("Effective Date") between Daniel A. Green and Marcia M. Green Husband and Wife, their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of Exhibit A to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.



200212050002  
Page: 2 of 3  
12/05/2002 09:58A  
MEMO 21.00

Owner:

[Signature]  
Name: Daniel A. Green  
Title: Owner

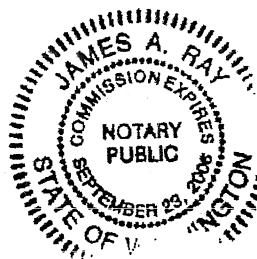
ZRE:

[Signature] Dec. 02/02  
Name: Andrew Young  
Title: NW Development Director

Owner:

[Signature]  
Name: Marcia M. Green  
Title: Owner

STATE OF Washington  
COUNTY OF KITTITAS



I certify that I know or have satisfactory evidence that Daniel A. Green and Marcia M. Green is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: November 5, 2002.

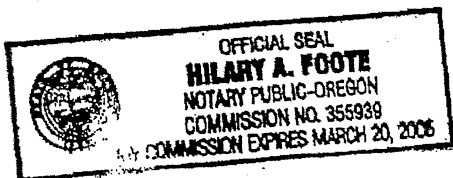
[Signature]  
Notary Public

My Commission Expires: 9/23/2006

STATE OF Oregon  
COUNTY OF Multnomah

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: Dec. 02, 2002.



[Signature]  
Notary Public

My Commission Expires: 3/20/06





EXHIBIT "A"

The land is located in Kittitas County, Washington State, and more specifically described as follows:

All of that portion of the Southwest one-quarter (SW1/4), Section 1; The East one-half (E1/2), Section 11, The West one-half (W1/2), Section 12, Township 19 North, Range 17 East, W. M.



When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY  
KITTITAS COUNTY TREASURER  
DEPUTY K. Hill  
DATE 12-19-02

### MEMORANDUM OF OPTION AGREEMENT

**Grantor:** Keith Schober and Geraldine Schober, Husband and Wife (Schober),

**Grantee:** Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")

**Legal Description (abbreviated):** SW1/4 NW1/4, NW1/4 SW1/4 & E1/2 SW1/4, Sec. 22, Sec. 27, and NE1/4 NE1/4, Sec. 34, T. 19 N., R. 17 E., W.M.

**Assessor's Tax Parcel ID Numbers:** 19-17-22000-0003, 19-17-22000-0008, 19-17-22000-0009, 19-17-27000-0001, and 19-17-34000-0001

This is a memorandum of a Purchase Option Agreement ("Option Agreement") dated November 8, 2002 ("Effective Date") between Keith Schober, and Geraldine Schober, husband and wife, their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to the purchase of Owner's Property which is legally described **Exhibit A**, together with certain rights to real property described in **Exhibit B**, both exhibits of which are attached hereto and incorporated by reference herein as if fully set out.

The initial term of the Option Agreement began on the Effective Date and will be for twelve (12) months after the Effective Date, with the right to ZRE to extend the initial option period for two additional twelve month option periods. The Option is an exclusive option with respect to the the purchase of Owner's Property described in **Exhibit A** and for a Non-Disturbance and Forbearance Agreement creating easements and servitudes on the real property described in **Exhibit B**.



Owner:

Keith Schober  
Keith Schober

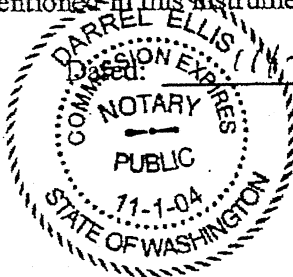
Geraldine Schober  
Geraldine Schober

ZRE:

Andrew Young  
Name: ANDREW YOUNG  
Title: DEVELOPMENT DIRECTOR

STATE OF WASHINGTON, KITKITAS COUNTY: ss

I certify that I know or have satisfactory evidence that Keith Schober and Geraldine Schober are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.



Dated: 11/1/20, 2002.

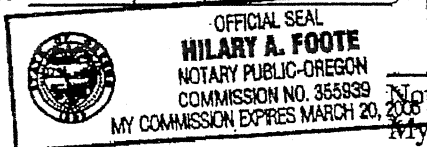
g Ellis  
Notary Public

My Commission Expires: 11/1/04

STATE OF Oregon, Multnomah COUNTY: :ss

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: 12/02/02, 2002.



[Signature]  
Notary Public

My Commission Expires: March 02, 2006



## Exhibit "A"

The property consists of approximately 675 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

Parcel 1: The Southwest one-quarter (SW1/4) of the Northwest one-quarter (NW1/4); the Northwest one-quarter (NW1/4) of the Southwest one-quarter (SW1/4); and the East one-half (E1/2) of the Southwest one-quarter (SW1/4), Section 22, Township 19 North, Range 17 East, W. M.

Parcel 2: All of that portion of Section 27, Township 19 North, Range 17 East, W.M., lying Northerly and Easterly of the Kittitas Reclamation District's Canal Road; the Northeast one-quarter (NE1/4) of the Southeast one-quarter (SE1/4) of the Southeast one-quarter (SE1/4); and that portion lying Southerly and Easterly of the Kittitas Reclamation District's Canal Road located within the East one-half (E1/2) of the Northeast one-quarter (NE1/4) of the Southeast one-quarter (SE1/4).



## Exhibit "B"

The following described Real Property located in Kittitas County, Washington State, and more specifically described as follows:

Parcel 1.

All of that portion of Section 27, Township 19 North, Range 17 East, W.M., lying Southerly of the Kittitas Reclamation District's Canal Road.

Excepting there from the following:

The Northeast one-quarter (NE1/4) of the Southeast one-quarter (SE1/4) of the Southeast one-quarter (SE1/4); and the East one-half (E1/2) of the Northeast one-quarter (NE1/4) of the Southeast one-quarter (SE1/4), of said Section 27.

Parcel 2.

All of that portion of the Northeast one-quarter (NE1/4) of the Northeast one-quarter (NE1/4), Section 34, Township 19 North, Range 17 East, W.M.



When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY

KITITAS COUNTY TREASURER

DEPUTY

DATE

K. Hiel

12-19-02

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor: Michael K. Genson and Louise M. Genson, husband and wife**

**Grantee: Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")**

**Legal Description (abbreviated): N944'S1,784' & S840'SW1/4, Sec. 11 & W1/2, Sec. 14 & W1/2, Sec. 23, T. 19 N., R 17 E., W.M.**

**Assessor's Tax Parcel ID Numbers: 19-17-11000-0005, 19-17-14000-0002, 19-17-14000-0003, 19-17-14000-0004 & 19-17-23000-0014**

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated April 19, 2002 ("Effective Date") between Michael K. and Louise M. Genson, their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of **Exhibit A** to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.



Page: 2 of 3  
12/19/2002 12:29P  
Kittitas Co Auditor ZILKHA RENEWABLE ENE MEMO 21.00

Owner:

Michael K. Genson  
Name: Michael K. Genson

Title: Owner

ZRE:

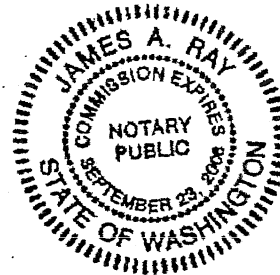
Andrew Young Dec. 04/02  
Name: Andrew Young  
Title: NW Development Director

Owner:

Louise M. Genson  
Name: Louise M. Genson

Title: Owner

STATE OF Washington )

COUNTY OF KITITAS )

I certify that I know or have satisfactory evidence that Michael K. Genson and Louise M. Genson is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 11/6/, 2002.

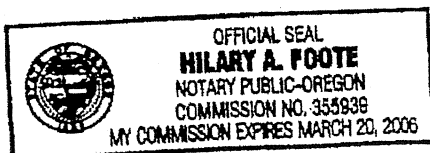
[Signature]  
Notary Public

My Commission Expires: 6/23/06STATE OF Oregon )COUNTY OF Multnomah )

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: Dec. 02, 2002.

[Signature]  
Notary Public

My Commission Expires: 3/20/06



## EXHIBIT "A"

Parcel A:

The North 944 Feet of the South 1,784.00 Feet of the Southwest Quarter of Section 11, Township 19 North, Range 17 East, W.M., In the County of Kittitas, State of Washington; Said 1,784.00 Feet being measured perpendicular to the South Boundary of Said premises of said Southwest Quarter. (Also known as Tract 5 of Survey Filed in Book 15 of Surveys, Page 26 No. 501915)

Parcel B:

The South 840 Feet of the Southwest Quarter of Section 11, Township 19 North, Range 17 East, W.M., In the County of Kittitas, State of Washington; Said 840 Feet being measured perpendicular from the South Boundary of said Southwest Quarter. (Also known as Tract 6 of Survey Filed in Book 15 of Surveys, Page 26 No. 501915)

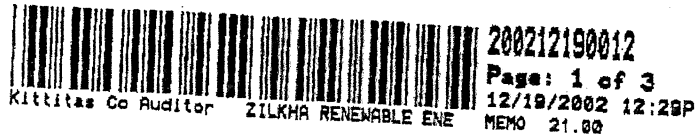
Parcel C:

The West one-half (W1/2) of Section 14, Township 19 North, Range 17 East, W.M., Lying North of State Highway 131 (also known as Highway 97), in the County of Kittitas, State of Washington.

Parcel D:

That portion of the West one-half (W1/2), Section 23, Township 19 North, Range 17 East, WW.M. lying North of the Bonneville Power Administration (BPA) power line road as it now exists.





When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY

KITTITAS COUNTY TREASURER

DEPUTY

DATE

*K. Huel**12-19-02*

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor:** Carla L. Thomas

**Grantee:** Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")

**Legal Description (abbreviated):** SW1/4, Sec. 3, S1/2NE1/4 & SE1/4, Sec. 9 & that portion of Sec. 15 lying North and East of the right of way of the County Road, T. 19 N., R. 17 E., W.M.

**Assessor's Tax Parcel ID Numbers:** 19-17-03000-0001, 19-17-09000-0003 & 19-17-15000-0001

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated December 11, 2001 ("Effective Date") between Carla L. Thomas, their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of Exhibit A to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.



Owner:

Name: Carla L. Thomas

Title: Owner

ZRE:

  
12/16/02

Name: Andrew Young

Title: NW Development Director

Owner:

Name: \_\_\_\_\_

Title: \_\_\_\_\_

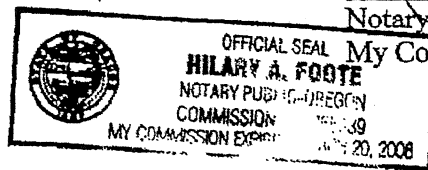
STATE OF Washington )

COUNTY OF Kittitas )

I certify that I know or have satisfactory evidence that Carla L. Thomas is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: December 5, 2002.  
Notary PublicMy Commission Expires: October 1, 2006STATE OF Oregon )COUNTY OF Multnomah )

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: December 16, 2002.  
Notary PublicMy Commission Expires: March 2, 2006



## EXHIBIT "A"

Tract 1:

That portion of the Southwest one-Quarter (SW1/4), of Section 3 which lies West of the right of way of SR 131 as acquired by the State of Washington in Decree of Appropriation entered July 7, 1970 in Kittitas County Superior Court Cause No. 17205.

Tract 2:

That portion of the South one-half (S1/2) of the Northeast one-quarter NE1/4) and of the Southeast one-quarter (SE1/4) of Section 9, which lies East of the East boundary line of the right of way of the County Road (formerly SSH 2-I) as it existed December 1, 1966; EXCEPT that portion of the Northwest one-quarter (NW1/4) of the Southeast one-quarter (SE1/4) of Section 9 which is described as follows: Beginning at the Southeast corner of said Section 9; thence North 50°35'52" West 2368.16 feet to a point on the center line survey of Secondary State Highway No. 2-I, and in the Northwest one-quarter (NW1/4) of the Southeast one-quarter (SE1/4) of said Section and the point of beginning; thence North 47°00' East 254.15 feet; thence North 43°00' West 418.36; thence North 13°34' West 200.25 feet; thence South 73°26' West 345.91 feet; thence South 27°50' East 335.17 feet; thence South 49°03' East 425.62 feet to the point of beginning;

Tract 3:

That portion of Section 15 which lies North and East of the right of way of the County Road (formerly SSH-2-I) as it existed December 28, 1968, and West of the right of way of SR 131 (now known as 97) as acquired by the State of Washington in Decree of Appropriation entered July 7, 1970 in Kittitas County Superior Court Cause No. 17205.

All of the above is located within Township 19 North, Range 17 East, W.M., County of Kittitas, State of Washington.



When recorded, please return to:  
Zilkha Renewable Energy, LLC  
NW Region Office:  
210 SW Morrison, Suite 310  
Portland, OR 97204  
Phone (503) 222-9400

REVIEWED BY  
KITITAS COUNTY TREASURER  
DEPUTY K. Bostick  
DATE 12-06-02

## MEMORANDUM OF WIND OPTION AGREEMENT

**Grantor: Pautzke Bait Co., Inc., A Washington Corporation**

**Grantee: Zilkha Renewable Energy, LLC, a Delaware limited liability company, its successors and assigns (collectively "ZRE")**

**Legal Description (abbreviated): NE1/4 & S1/2 Sec. 3, lying East St Hwy, E1/2E1/2 Sec. 10 & Sec. 15 lying East St Hwy, T. 19 N., R. 17 E., W.M. And S1/2SE1/4, Sec. 34, T. 20 N., R. 17 E., W.M.**

**Assessor's Tax Parcel ID Numbers: 19-17-03000-0003, 19-17-10000-0001, 19-17-15000-0003 & 20-17-34000-0004**

This is a memorandum of a Wind Option Agreement ("Option Agreement") dated October 18, 2001 ("Effective Date") between Pautzke Bait Co., Inc. A Washington Corporation, their successors and assigns ("Owner"), as grantor, and Zilkha Renewable Energy, LLC, 1001 McKinney, Suite 1740, Houston, Texas 77002, Tel. 713-571-6640, its successors and assigns ("ZRE"), as grantee, pertaining to Owner's Property which is legally described on the attached copy of Exhibit A to the Option Agreement.

The term of the Option Agreement began on the Effective Date and will end four (4) years after the Effective Date. The Option is an exclusive option with respect to the Owner's Property for a Wind Farm Easement Agreement including turbine site, access, transmission facilities, overhang, construction, and wind non-obstruction easements.



Owner:

Gerry Williams

Name: Gerry Williams

Title: President

ZRE:

Andrew Young Dec. 08/02

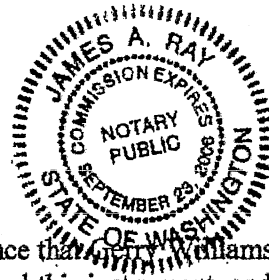
Name: Andrew Young

Title: NW Development Director

Owner:

Name: \_\_\_\_\_

Title: \_\_\_\_\_

STATE OF Washington )COUNTY OF KITTITAS )

I certify that I know or have satisfactory evidence that Gerry Williams is/are the person(s) who appeared before me, acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: Nov. 4, 2002.

Gerry Williams

Notary Public

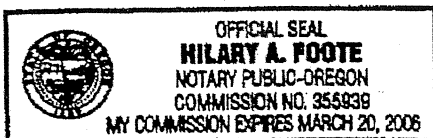
My Commission Expires: 9/23/2006STATE OF Oregon )COUNTY OF Multnomah )

I certify that I know or have satisfactory evidence that Andrew Young is the person who appeared before me and acknowledged that the person signed this instrument; the person is authorized to sign this instrument on behalf of Zilkha Renewable Energy, LLC; and, the execution of this instrument was the free and voluntary act of the person and of Zilkha Renewable Energy, LLC.

Dated: Dec. 02 2002.

Andrew Young

Notary Public

My Commission Expires: 3/20/06



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Page: 3 of 3  
12/05/2002 09:58A  
MEMO 21.00

Kittitas Co Auditor ZILKHA RENEWABLE ENE

### EXHIBIT "A"

The Property consists of approximately 700 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

The Northeast one-quarter (NE1/4), and the South one-half (S1/2) of Section 3, which lies East of SR 131 as acquired by the State of Washington by Decree of Appropriation entered July 7, 1970, in Kittitas County Superior Court Cause No.17205;

The East one-half (E1/2) of the East one-half (E1/2) of Section 10;

That portion of Section 15 lying East of SR 131 as acquired by the State of Washington by Decree of Appropriation entered July 7, 1970 in Kittitas County Superior Court Cause No. 17205.

All of the above is located within Township 19 North, Range 17 East, W.M., Kittitas County, and the State of Washington.

And together with the South one-half (S1/2) of the Southeast one-quarter (SE1/4) of Section 34, Township 20 North, Range 17 East, W.M., Kittitas County, State of Washington.



## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Noel Andrew  
2701 Elk Springs Rd.  
Ellensburg, WA 98926


\_\_\_\_\_  
Name and Address of Landowner

**Tax Parcel No's 19-17-11000-0002, 19-17-11000-0003 & 19-17-11000-0011**

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

  
\_\_\_\_\_  
(Signature of Landowner)

5-12-03  
Date



Noel Andrew  
2701 Elk Springs Road  
Ellensburg, WA 98926  
Phone No. 509-306-5348

Legal Description:

The Property consists of approximately 150 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:  
Tracts 1, 2 & 3 of Survey No. 501915, (located in the West one-half (W1/2)), Section 11,  
Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No's 19-17-11000-0002, 19-17-11000-0003 & 19-17-11000-0011

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Larry Tritt  
P.O. Box 725  
Roslyn, WA 98941

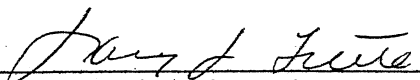
\_\_\_\_\_  
Name and Address of Landowner

**Tax Parcel No. 19-17-11000-0004**

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

  
(Signature of Landowner)

5/12/03  
Date

Larry L. Tritt  
PO Box 725  
Roslyn, WA 98941  
Phone No. 509-649-3611

Legal Description:

The Property consists of approximately 50 Acres of land located in Kittitas County, Washington, State, and more specifically described as follows:

Tract 4, of Survey No. 501915, (located in the West one-half (W1/2)), Section 11, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No. 19-17-11000-0004

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Michael & Louise Genson  
P.O. Box 521  
Snoqualmie, WA 98065

\_\_\_\_\_  
Name and Address of Landowner

Tax Parcel No's, 19-17-11000-0005, 19-17-14000-0002, 19-17-14000-0003, 19-17-14000-0004 & 19-17-23000-0014

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

Michael K. Genson  
(Signature of Landowner) of  
Louise M. Genson

5/13/03  
Date

\_\_\_\_\_  
(Print Name of Landowner)  
\_\_\_\_\_  
(Print Name of Landowner)  
\_\_\_\_\_  
(Print Name of Landowner)  
\_\_\_\_\_  
(Print Name of Landowner)

\_\_\_\_\_  
(Print Name of Landowner)  
\_\_\_\_\_  
(Print Name of Landowner)  
\_\_\_\_\_  
(Print Name of Landowner)  
\_\_\_\_\_  
(Print Name of Landowner)  
\_\_\_\_\_  
(Print Name of Landowner)  
\_\_\_\_\_  
(Print Name of Landowner)

Michael and Louise Genson  
PO Box 521  
Snoqualmie, WA 98065  
Phone No. 509-964-9082

Legal Description:

The Property consists of approximately 425 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

Tracts 5 and 6 of Survey No. 501915, located in the Southwest one-quarter (SW1/4), Section 11; and the West one-half (W1/2) of Section 14, Excepting there from that portion lying Southwesterly of the State Highway, and that portion of the West one-half (W1/2), Section 23, lying Northerly of the B.P.A. power line road and being a portion of Tract B of Survey No. 504472.

Kittitas County Tax Parcel No's, 19-17-11000-0005, 19-17-14000-0002, 19-17-14000-0003, 19-17-14000-0004 & 19-17-23000-0014.

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Gerry & Paula Williams  
Pautzke Bait  
P.O. Box 36  
Ellensburg, WA 98926

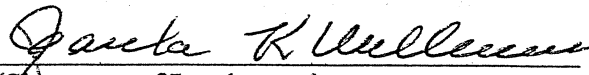
\_\_\_\_\_  
Name and Address of Landowner

Tax Parcel No's 19-17-03000-0003, 19-17-10000-0001, 19-17-15000-0003 & 20-17-34000-0004.

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

  
(Signature of Landowner)

5-12-03  
Date

Pautzke Bait Co., Inc.  
Gerry Williams  
PO Box 36  
Ellensburg, WA 98926  
Phone No. 509-925-9365

Legal Description:

The Property consists of approximately 700 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

The Northeast one-quarter (NE1/4), and the South one-half (S1/2) of Section 3, excepting there from that portion lying Westerly of the State Highway, and the East one-half (E1/2) of the East one-half (E1/2) of Section 10, and that portion lying Easterly of the State Highway within the Northeast one-quarter (NE1/4) of Section 15. All of the above is located within Township 19 North, Range 17 East, W.M. And together with the South one-half (S1/2) of the Southeast one-quarter (SE1/4) of Section 34, Township 20 North, Range 17 East, W.M.

Kittitas County Tax Parcel No's 19-17-03000-0003, 19-17-10000-0001, 19-17-15000-0003 & 20-17-34000-0004.

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Carla Thomas  
911 Robbins Rd.  
Ellensburg, WA 98926

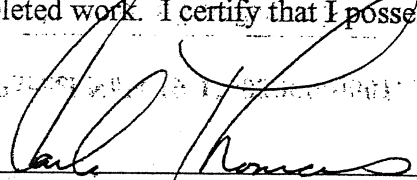
\_\_\_\_\_  
Name and Address of Landowner

**Tax Parcel No's 19-17-03000-0001, 19-17-09000-0003 & 19-17-15000-0001**

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

  
\_\_\_\_\_  
(Signature of Landowner)

5/12/03  
Date



Carla L. Thomas  
911 Robbins Road  
Ellensburg, WA 98926  
Phone No. 509-962-8572

Legal Description:

The Property consists of approximately 500 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

All of that portion of the South one-half (S1/2), of Section 3, lying Westerly of the State Highway, and that portion of the Southeast one-quarter (SE1/4) of Section 9, lying Easterly of the County Road, and that portion of Section 15, lying Northerly of the County Road. All of the above is located within Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No's 19-17-03000-0001, 19-17-09000-0003 & 19-17-15000-0001.

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Daniel & Marcia Green  
715 Carp lake Rd.  
Camano Island, WA 98282

---

Name and Address of Landowner


Tax Parcel No's 19-17-01000-0002, 19-17-01000-0009, 19-17-01000-0010 & 19-17-01000-0011; 19-17-11000-0001, 19-17-11000-0006, 19-17-11000-0007, 19-17-11000-0008, 19-17-11000-0009 & 19-17-11000-0010; 19-17-12000-0002, 19-17-12000-0006, 19-17-12000-0007, 19-17-12000-0008, 19-17-12000-0009 & 19-17-12000-0010

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County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.



(Signature of Landowner)

5/12/03  
\_\_\_\_\_  
Date

Daniel A. and Marcia M. Green  
715 Carp lake Road  
Camano Island, WA 98282  
Phone No. 360-387-3495

Legal Description:

The Property consists of approximately 800 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

All of that portion of the Southwest one-quarter (SW1/4), Section 1; and the East one-half (E1/2), Section 11, and the West one-half (W1/2), Section 12, Township 19 North, Range 17 East, W. M.

Kittitas County Tax Parcel No's 19-17-01000-0002, 19-17-01000-0009, 19-17-01000-0010 & 19-17-01000-0011; 19-17-11000-0001, 19-17-11000-0006, 19-17-11000-0007, 19-17-11000-0008, 19-17-11000-0009 & 19-17-11000-0010; 19-17-12000-0002, 19-17-12000-0006, 19-17-12000-0007, 19-17-12000-0008, 19-17-12000-0009 & 19-17-12000-0010.

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

James Majors  
411 Rustic Rd.  
Ellensburg, WA 98926

---

Name and Address of Landowner

Tax Parcel No. 19-17-14000-0006

---

County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

  
(Signature of Landowner)

5-12-03  
Date

James L. Majors  
411 Rustic Road  
Ellensburg, WA 98926  
Phone No. 509-962-4059

Legal Description:

The Property consists of approximately 50 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

Lot 3, of Survey No. 505298, (located in the East one-half (E1/2)), Section 14, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No. 19-17-14000-0006.

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Keith Schober  
P.O. Box 72  
Cle Elum, WA 98922

\_\_\_\_\_  
Name and Address of Landowner

Tax Parcel No's 19-17-22000-0003, 19-17-22000-0008 & 19-17-22000-0009, and  
19-17-27000-0001

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(~~Legal Description attached~~) *N.S.*

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

*Keith Schober*  
(Signature of Landowner)

5-9-03  
Date

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Monty Miller  
Cascade Field and Stream  
P.O. Box 424  
Cle Elum, WA 98922

\_\_\_\_\_  
Name and Address of Landowner

**Tax Parcel No.19-17-21000-0001**

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

Monty D. Miller  
(Signature of Landowner)

5/9/03  
Date

Cascade Field and Stream Club  
Monty D. Miller, Club President  
PO Box 424  
Cle Elum, WA 98922  
Phone No. 509-674-9278

Legal Description:

The property consists of approximately 182 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

All of that portion of Section 21, lying east of the County road and lying East of the Easterly boundary of the Kittitas Reclamation District Canal, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No.19-17-21000-0001.



**KITTITAS VALLEY WIND POWER PROJECT**

**Land Owner Consent to Application for Sub-Area Comprehensive Plan  
Amendment, Rezone, Development Agreement and Wind Farm Permit**

Karl Krogstad  
P.O. Box 95260  
Seattle, WA 98145

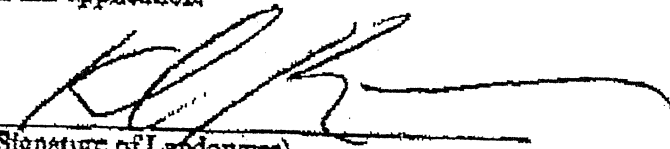
\_\_\_\_\_  
Name and Address of Landowner

\_\_\_\_\_  
Tax Parcel No. 19-17-14000-0001

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

  
\_\_\_\_\_  
(Signature of Landowner)

May 18, 2003  
\_\_\_\_\_  
Date

Karl Krogstad  
PO Box 95260  
Seattle, WA 98145  
Phone No.206-323-6472

Legal Description:

The Property consists of approximately 54 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

Lot 1, Survey No. 505298, (located within the East one-half (E1/2)), Section 14, Township 19 North, Range 17 East, W.M.

Kittitas County Tax Parcel No. 19-17-14000-0001.

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Pete Bugni  
Los Abuelos  
361 Ceder Cove Rd.  
Ellensburg, WA 98926

---

Name and Address of Landowner

**Tax Parcel No. 19-17-15000-0002**

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County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.



(Signature of Landowner)

5-12-03  
Date

Los Abuelos, Inc.  
Pete Bugni, President  
361 Ceder Cove Road  
Ellensburg, WA 98926  
Phone No. 609-925-3902

Legal Description:

The Property consists of approximately 282 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

All that portion lying South and Southwesterly of the County Road located within Section 15, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Merle (Mick) Steinman  
19822 28th Ave. W.  
Lynnwood, WA 98008


\_\_\_\_\_  
Name and Address of Landowner

**Tax Parcel No 19-17-14000-0009**

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

  
\_\_\_\_\_  
(Signature of Landowner)

MAY 12, 03  
Date

Merle Steinman  
19822-28 Avenue West  
Lynnwood, WA 98036  
Phone No. 425-774-0790

Legal Description:

The Property consists of approximately 50 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

Lot 6, of that certain Survey as recorded June 22, 1987 in Book 15 of Surveys at pages 62 and 63 under Auditor's File No. 505298, records of Kittitas County, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Andrea Steinman  
19822 28th Ave. W.  
Lynnwood, WA 98008

---

Name and Address of Landowner

**Tax Parcel No 19-17-14000-0010**

---

County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

Andrea A. Steinman  
(Signature of Landowner)

5-12-03  
Date

Andrea Steinman  
19822-28 Avenue West  
Lynnwood, WA 98036  
Phone No. 425-774-0790

Legal Description:

The Property consists of approximately 20 Acres of land located in Kittitas County, Washington State, and more particularly described as follows:

Lot 7, of that certain Survey as recorded June 22, 1987 in Book 15 of Surveys at pages 62 and 63 under Auditor's File No. 505298, records of Kittitas County, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.



## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Marvin Green  
P.O. Box 205  
Holladay, TN 38341

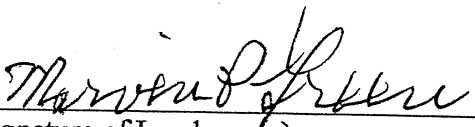
\_\_\_\_\_  
Name and Address of Landowner

**Tax Parcel No 19-17-14000-0005**

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

I am the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. My property, identified above, is included in the Project.

I am familiar with the information contained in the application(s), and to the best of my knowledge and belief, such information is true, complete and accurate. I consent to, and join in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. I hereby grant to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. I certify that I possess the authority to join in this application.

  
\_\_\_\_\_  
(Signature of Landowner)

05-12-03  
\_\_\_\_\_  
Date

Marvin Green  
P.O. Box 205  
Holladay, TN 38341  
Phone No. 217-553-2130

Legal Description:

The Property consists of approximately 50 Acres of land located in Kittitas County, Washington State, and more specifically described as follows:

Lot 2, of that certain Survey recorded June 22, 1987, in Book 15 of Surveys, at pages 62 and 63, under Auditor's File No. 505298, records of Kittitas County, Washington, being a portion of the East one-half (E1/2), Section 14, Township 19 North, Range 17 East, W.M., Kittitas County, State of Washington.

Kittitas County Tax Parcel No. 19-17-14000-0005.

## KITTITAS VALLEY WIND POWER PROJECT

### Land Owner Consent to Application for Sub-Area Comprehensive Plan Amendment, Rezone, Development Agreement and Wind Farm Permit

Department of Natural Resources

Attn: Milt Johnston

713 Bowers Rd.

Ellensburg, WA 98926

\_\_\_\_\_  
Name and Address of Landowner

Tax Parcel No's 19-17-02000-0001, 19-17-02000-0003 & 19-17-02000-0005; 19-17-10000-0006; 19-17-16000-0001; 19-17-22000-0001, 19-17-22000-0002, 19-17-22000-0005 & 19-17-22000-0007 & 20-17-36000-0001

\_\_\_\_\_  
County Assessor's Tax Parcel Number(s)  
(Legal Description attached)

Washington State Department of Natural Resources (DNR) is the landowner shown above. The Applicant, Sagebrush Power Partners, LLC, is applying for a sub-area comprehensive plan amendment, rezone, development agreement and wind farm development permit from Kittitas County as part of the Energy Facility Site Evaluation Council (EFSEC) process, for approval of the Kittitas Valley Wind Power Project. State land managed by DNR, identified above, is included in the Project.

DNR representatives are familiar with the information contained in the application(s), and to the best of our knowledge and belief, such information is true, complete and accurate. DNR consents to, and joins in the application(s) filed with Kittitas County and EFSEC for all actions and permits related to the Kittitas Valley Wind Power Project. DNR hereby grants to the agencies to whom the application(s) is/are made the right to enter the Property described herein to inspect the proposed and/or completed work. DNR certifies that Milt Johnston is authorized to represent DNR in this action to join in this application.

Milt Johnston

(Signature of Landowner)

Assistant Regional Mgr

5-9-03

\_\_\_\_\_  
Date

**Washington State Department of Natural Resources (DNR)**

Milt Johnston, Assistant Region Manager

713 Bowers Road

Ellensburg, WA 98926

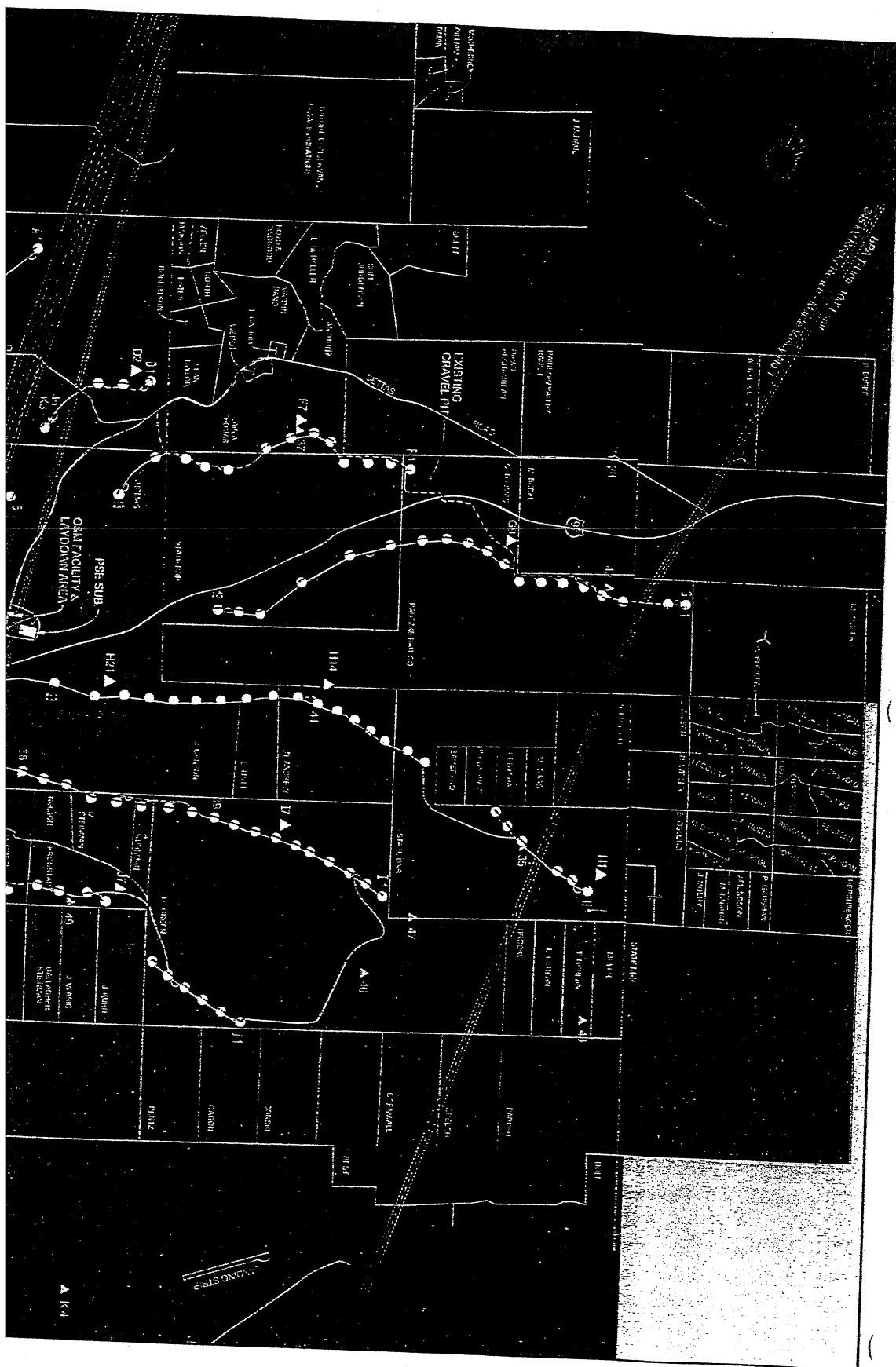
Phone No. 509-925-8510

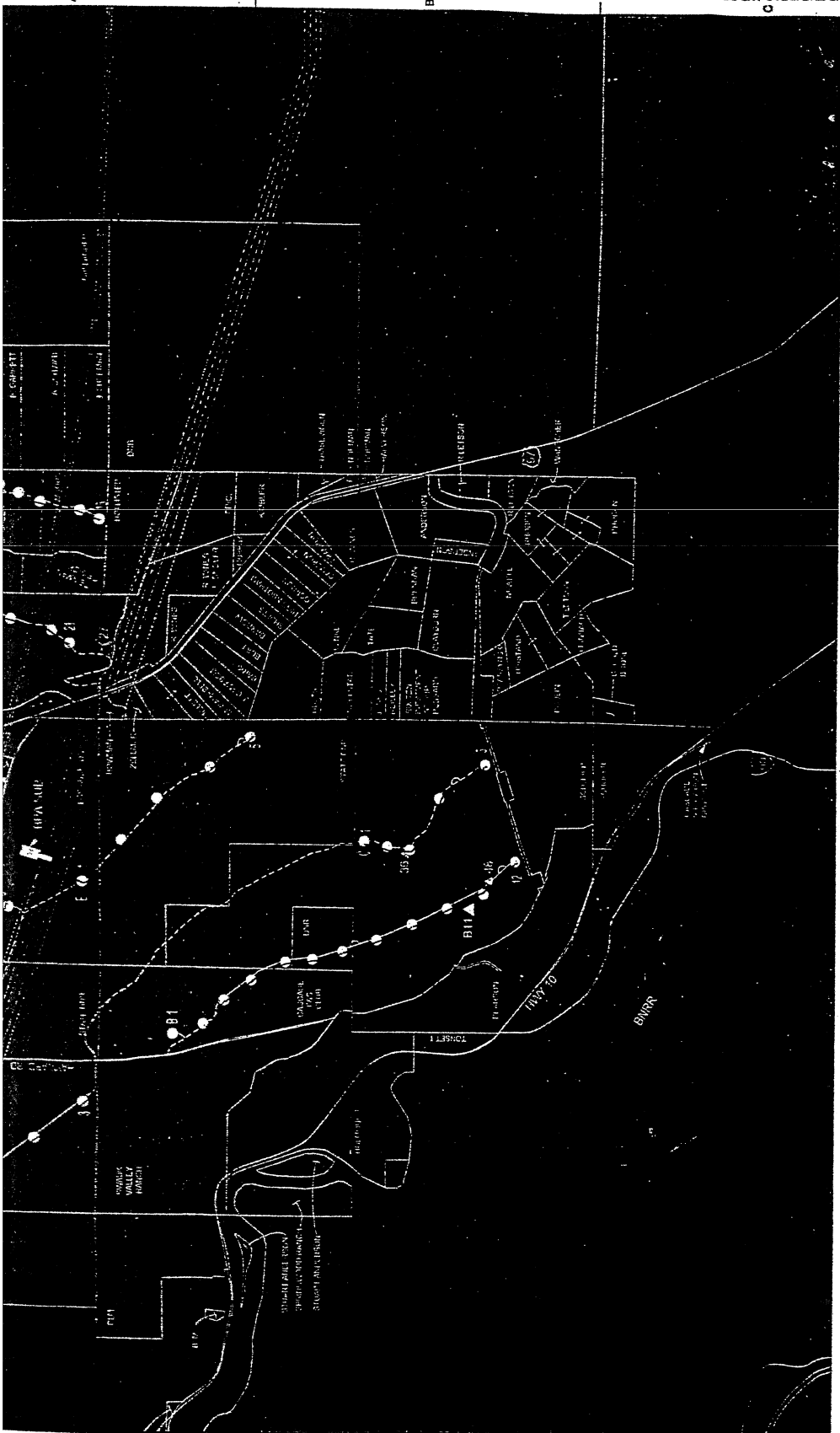
The Property consists of approximately 2,080 acres of land located in Kittitas County, Washington State, and more specifically described as follows:

The East one-half (E1/2), the West one-half of the Southwest one-quarter (W1/2SW1/4), the Southeast one-quarter of the Southwest one-quarter (SE1/4SW1/4), and the Southwest one-quarter of the Northwest one-quarter (SW1/4NW1/4), Section 2; The West one-half of the East one-half (W1/2E1/2), and the West one-half (W1/2), Section 10; All of Section 16: The East one-half (E1/2), and the Southwest one-quarter of the Southwest one-quarter (SW1/4SW1/4), and the North one-half of the Northwest one-quarter (N1/2NW1/4), and the Southeast one-quarter of the Northwest one-quarter (SE1/4NW1/4), Section 22; All of the above is located within Township 19 North, Range 17 East, W.M. All of Section 36, Township 20 North, Range 17 East, W.M.

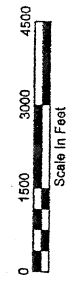
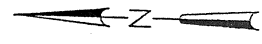
Kittitas County Tax Parcel No's 19-17-02000-0001, 19-17-02000-0003 & 19-17-02000-0005; 19-17-10000-0006; 19-17-16000-0001; 19-17-22000-0001, 19-17-22000-0002, 19-17-22000-0005 & 19-17-22000-0007 & 20-17-36000-0001.







- LEGEND:**
- PROPOSED WTG LOCATION
  - STRING NAME & TURBINE COUNT
  - EXISTING ACCESS ROAD
  - NEW ACCESS ROAD
  - ROAD TURN-AROUND AREA
  - UNDERGROUND ELECTRICAL
  - OVERHEAD ELECTRICAL
  - UGND AND/OR O.H. ELECTRICAL
  - MET TOWER - TEMPORARY
  - MET TOWER - PERMANENT



**CONFIDENTIAL**

<b>PRELIMINARY</b> NOT FOR CONSTRUCTION	<b>CH2MHILL</b>	Sagebrush Power Partners, LLC Zilkha Renewable Energy 216 SW MADISON PORTLAND, OR 97204 TEL: (503) 223-8400 FAX: (503) 223-8404	KITTITAS VALLEY WIND POWER PROJECT  <b>AERIAL PHOTO WITH PROJECT SITE LAYOUT</b>	SHEET DWG EXHIBIT 2 DATE JAN 2003 PROJ 170385
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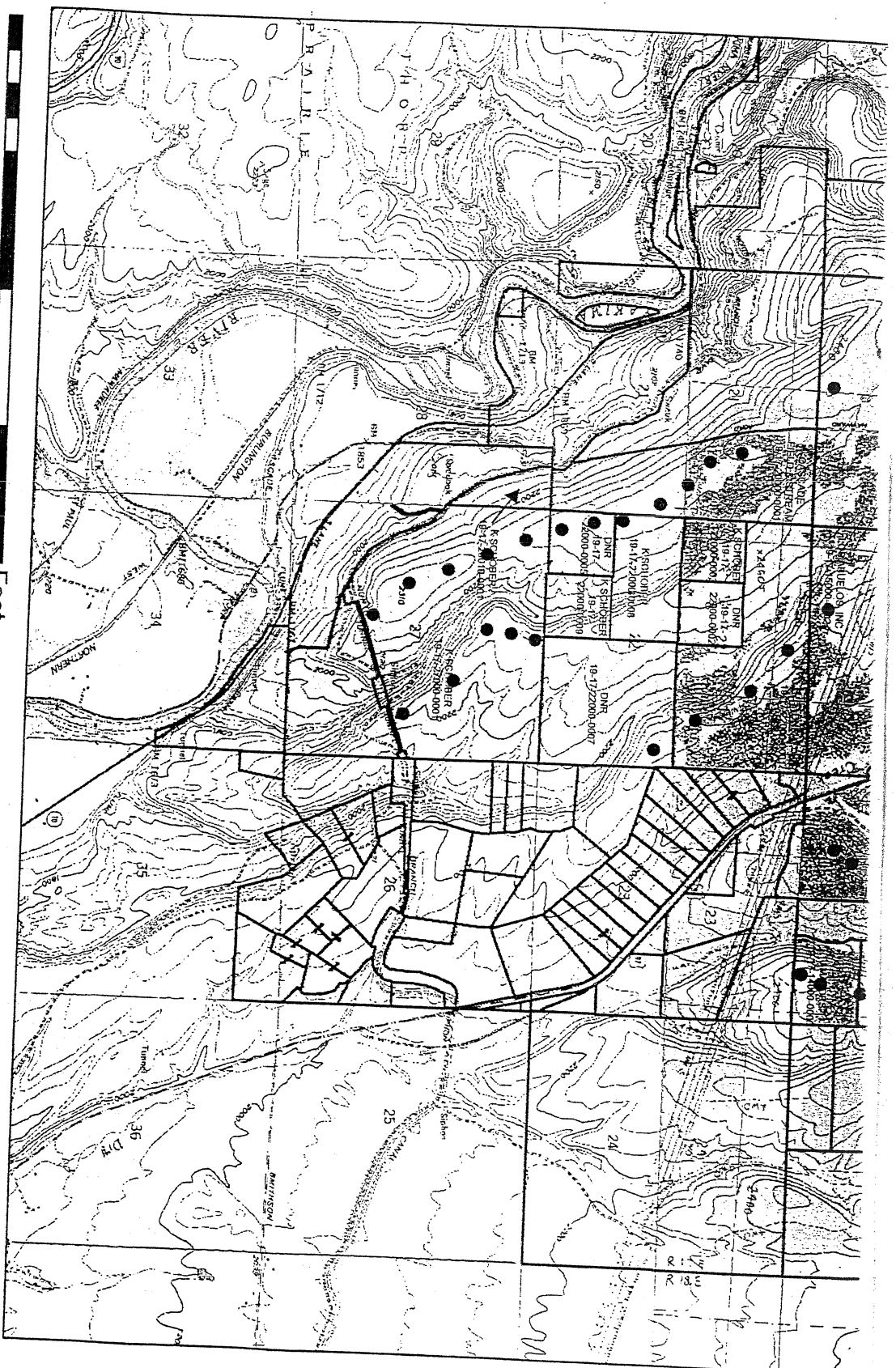
THIS DOCUMENT AND THE IDEAS AND DESIGNS INCORPORATED HEREIN, AS AN INSTRUMENT OF PROFESSIONAL SERVICE, IS THE PROPERTY OF CH2M HILL AND IS NOT TO BE USED, IN WHOLE OR IN PART, FOR ANY OTHER PROJECT WITHOUT THE WRITTEN AUTHORIZATION OF CH2M HILL.





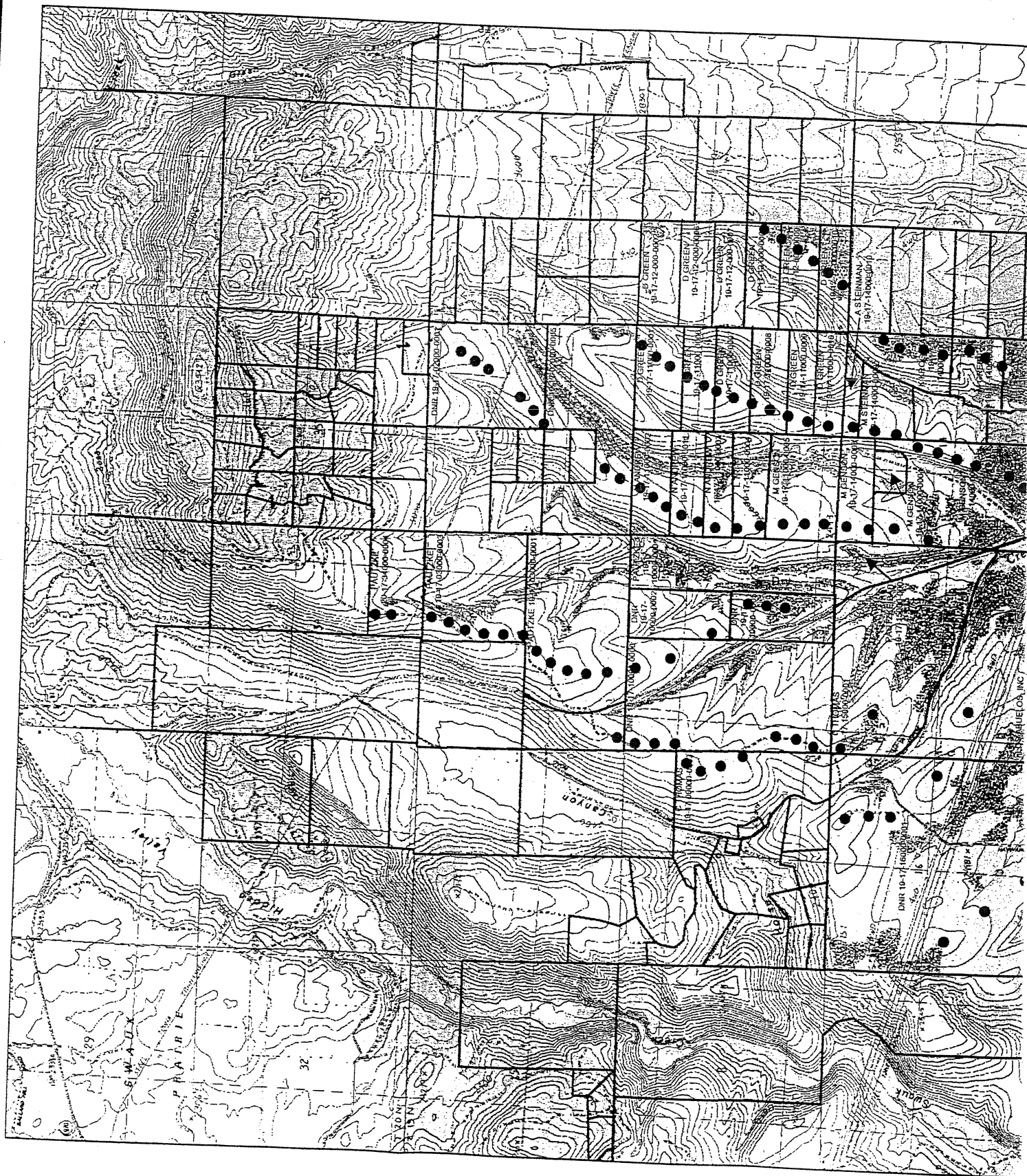
- Legend
- REQUESTED REZONE TO WIND RESOURCE OVERLAY
  - PROPOSED WIND TURBINE LOCATIONS

0 1,450 2,900 5,800 8,700 11,600 Feet



PARCELS INCLUDED IN WIND RESOURCE  
OVERLAY REZONE REQUEST

KITTITAS VALLEY WIND POWER PROJECT  
APRIL 2003





**ZILKHA RENEWABLE ENERGY  
KITITAS VALLEY WIND POWER PROJECT  
Adjacent Landowners Within 300 feet**

T	R	Section	Parcel	Landowner	Address	Situs Address
19	17	01000	0004	David E Meyer	2652 Fireside Circle, Lexington, KY 40513	Not Listed
19	17	01000	0006	Todd Gorean	5100 Elk Springs Road Ellensburg, WA 98926	Not Listed
19	17	01000	0007	Lee Gorean	5100 Elk Springs Road Ellensburg, WA 98926	Not Listed
19	17	01000	0008	Robert Brooke	P.O. Box 594, Snoqualmie, WA 98065	Not Listed
19	17	01000	0009-11	Daniel Green	715 Carlake Rd Camano Island WA 98282	Not Listed
19	17	02000	0002	Susan Fossett	4851 Elk Springs Ellensburg, WA 98926	Not Listed
19	17	02000	0004	Maultin Mathias	7425 Zircon Dr SW Lakewood, WA 98498	Not Listed
19	17	02000	0006	Emilia Burdyslaw	2806 SW Adams Seattle, WA 98126	Not Listed
19	17	02000	0008	Timothy Sambrano	5446 Faunteroy Way SW, Apt. 3 Seattle, WA 98136	Not Listed
19	17	04000	0005	David Archambeau	1751 Bettas Rd Cle Elum, WA 98922	1751 Bettas Road, Cle Elum, WA 98922
19	17	04000	0007	Rainbow Valley Ranch	2636 6th Ave Clarkston, WA 99403	1371 Bettas Road, Cle Elum, WA 98922
19	17	09040	0001	Todd Gaskill	3201 Bettas Rd Cle Elum, WA 98922	3201 Bettas Road, Cle Elum, WA 98922
19	17	09040	0002	Washington Department of Transportation	PO Box 12560 Yakima, WA 98909	Bettas Road, Cle Elum, WA 98922
19	17	09050	0002	Michael Robertson	1337 222nd Place NE Redmond, WA 98074-6831	Bettas Road, Cle Elum, WA 98922
19	17	09050	0014	Eric Anthony	3111 Bettas Rd Cle Elum, WA 98922	3111 Bettas Rd Cle Elum, WA 98922
19	17	09050	0017	Mark Jackson	4205 Auburn Way S #54 Auburn, WA 98092	3293 Bettas Road, Cle Elum, WA 98922
19	17	09050	0019	Brad Estes	1912 E 12th Spokane, WA 99202-3517	Bettas Road, Cle Elum, WA 98922
19	17	09050	0020	Jason Zeller	38254 49th Ave S Auburn, WA 98001	3291 Bettas Road, Cle Elum, WA 98922
19	17	09050	0024	Martin Rand and Robert Schaller	12031 Northup Way Suite 202 Bellevue, WA 98005	Bettas Road, Cle Elum, WA 98922
19	17	09050	0026	Sean Taylor	3511 NE 44th St Seattle, WA 98105	3911 Bettas Road, Cle Elum, WA 98922
19	17	12000	0003	Kyle Gagnon	24201 44th Ave W Mountlake Terrace, WA 98043	Not Listed
19	17	12000	0004	Mark Gorski	6411 125th Ave Kirkland, WA 98033	Not Listed
19	17	12000	0005	William Pentz	P O Box 683 Buckley, WA 98321	Not Listed
19	17	13000	0007	Jill Kuhn	14732 SE Eastgate Dr Bellevue, WA 98006	Not Listed
19	17	13000	0008	Jeanice Vlasic	9500 NE 137th St Kirkland, WA 98034	Not Listed
19	17	13000	0009	Gordon Gallegher & Merle Steinman	19822 28th Ave W Lynnwood, WA 98036	Not Listed
19	17	13000	0011	Albert Schwab	P O Box 290 Maple Valley, WA 98038	Not Listed
19	17	13000	0012	James Sherman	7350 Ravenna Ave NE Seattle, WA 98115	Not Listed
19	17	14000	0008	Jess Nelson	935 167th Ave NE Bellevue, WA 98008	Not Listed
19	17	14050	0001	Lisa Bowman	P O Box 269 Cowiche, WA 98923	Hwy 97, Ellensburg, WA 98926
19	17	17000	0001	Swauk Valley Ranch	1661 E Olive Seattle, WA 98102	18511 Hwy 10, Cle Elum, WA 98922
19	17	20000	0001	USA (BLM) Bill Schurger	915 Walla Walla, Wenatchee, WA 98801	
19	17	21030	0007	David Holmquist	16532 Hwy 10 Ellensburg, WA 98926	Hwy 10, Cle Elum, WA 98922
19	17	23000	0002	James Hollister	4391 Fairview Rd Ellensburg, WA 98926	Not Listed
19	17	23000	0014	Russell Wines	P O Box 986 Ellensburg, WA 98926	Hwy 97, Ellensburg, WA 98926
19	17	23050	0007	Ray Schults	1310 S Ruby Ellensburg, WA 98926	Sage Brush Road, Ellensburg, WA 98926

**ZILKHA RENEWABLE ENERGY  
KITITAS VALLEY WIND POWER PROJECT  
Adjacent Landowners Within 300 feet**

<b>T</b>	<b>R</b>	<b>Section</b>	<b>Parcel</b>	<b>Landowner</b>	<b>Address</b>	<b>Situs Address</b>
19	17	23050	0009	Gary Engelstad	505 Pearl St #28 Ellensburg, WA 98926	Ellensburg Ranch Road, Ellensburg, WA 98926
19	17	23050	0010	Michael Campbell	16281 Hwy 97 Ellensburg, WA 98926	16281 Hwy 97 Ellensburg, WA 98926
19	17	23050	0019	John Campbell	13609 W Lk Kathleen Dr SE Renton, WA 98059	Hwy 97, Ellensburg, WA 98926
19	17	23050	0021	Sharon Millett	16801 Hwy 97 Ellensburg, WA 98926	16801 Hwy 97, Ellensburg, WA 98926
19	17	23050	0027	Sharon Millett and Dean Zellmer	16801 Hwy 97 Ellensburg, WA 98926	16801 Hwy 97, Ellensburg, WA 98926
19	17	26000	0001	US Timberlands Yakima	625 Madison Ave New York, NY 10022	Not Listed
19	17	27000	0002	Edward Pearson	P O Box 758 Cle Elum, WA 98922	Hwy 10, Cle Elum, WA 98922
19	18	06050	0001	Robert Best	210 Tomahawk Ln Ellensburg, Wa 98926	Tomahawk Ln Ellensburg, Wa 98926
20	17	34000	0006	Patrick Burke	980 Burke Rd Cle Elum, WA 98922	Hwy 97, Ellensburg, WA 98926
20	17	35000	0004	James Wilson	15617 Lawrence Lk Rd SE Yelm, WA 98597	Elk Springs Road, Ellensburg, WA 98926
20	17	35000	0018	Hubert Sandall	8560 Elk Springs Rd Ellensburg, WA 98926	8560 Elk Springs Road, Ellensburg, WA 98926
20	17	35000	0034	Steven Oslund	31802 NE 139th St Duvall, WA 98019	4951 Elk Springs Road, Ellensburg, WA 98926
20	17	35000	0038	Rich Weiler	32002 SE 266th St Ravenale, WA 98051	Elk Springs Road, Ellensburg, WA 98926



APPLICATION  
FOR DOCKETING AMENDMENTS  
TO THE  
KITITAS COUNTY COMPREHENSIVE PLAN

DEADLINE 5:00 PM, JUNE 30

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DATE: May 5, 2003

PROPOSED AMENDMENTS:

This comprehensive plan amendment accompanies a re-zone request filed concurrently with the Kittitas County Community Development Services for a Wind Resource Overlay for the proposed Kittitas Valley Wind Power Project, located approximately 12 miles northwest of Ellensburg, WA. We request that the County adopt a sub-area comprehensive plan amendment to designate the area as a Wind Resource Overlay. The area for which Wind Resource Overlay designation is requested is described by tax parcel number and legal description in the accompanying re-zone request and illustrated graphically in the attached map.

Both of these actions are requested in the context of an Application for Site Certification for the Kittitas Valley Wind Power Project which is currently pending with the Washington Energy Facility Site Evaluation Council (EFSEC). As such, EFSEC is the lead agency under SEPA for this project. Kittitas County SEPA review of this project is governed by RCW 80.50.180, which exempts local governments and state agencies from the SEPA review requirements for actions which are taken in conjunction with EFSEC review of a project.

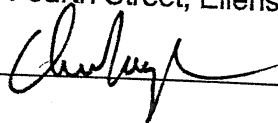
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NAME: Chris Taylor, Zilkha Renewable Energy

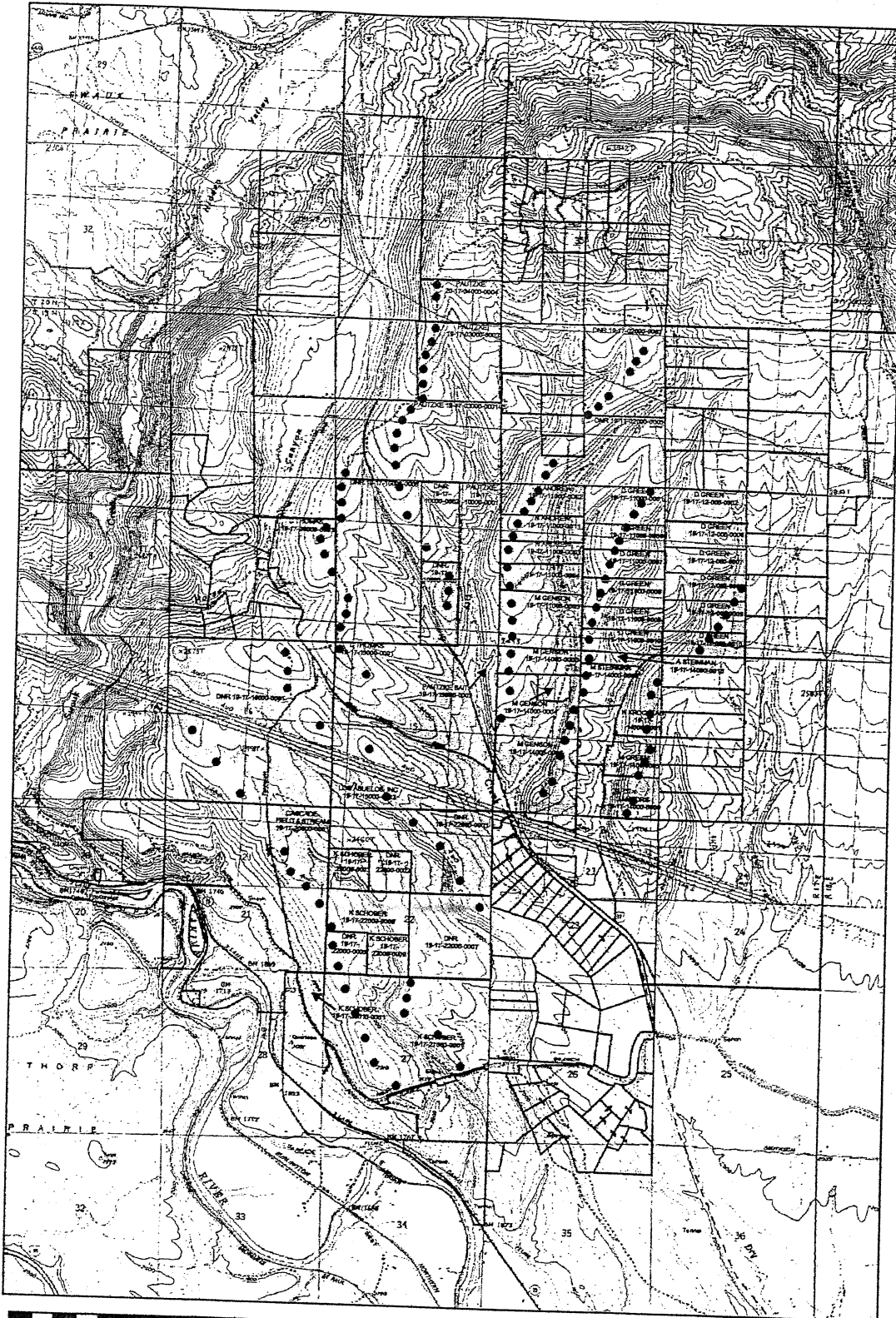
PHONE NUMBER: 509-899-4609

ADDRESS: 222 E. Fourth Street, Ellensburg, WA 98926

SIGNATURE: \_\_\_\_\_



5/19/03



0 1,450 2,900 5,800 8,700 11,600 Feet

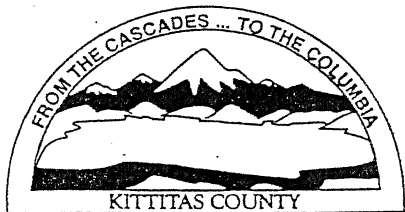
Legend:

- REQUESTED REZONE TO WIND RESOURCE OVERLAY
- PROPOSED WIND TURBINE LOCATIONS

KITTITAS COUNTY COMPREHENSIVE PLAN  
AMENDMENT REQUEST

KITTITAS VALLEY WIND POWER PROJECT  
APRIL 2003





# Kittitas County

## Community Development Services

EXHIBIT-50-26 (CW-26)

411 N. Ruby, Suite 2, Ellensburg, WA 98926

Telephone: (509) 962-7506 ▪ Facsimile: (509) 962-7697

May 7<sup>th</sup>, 2003

Zilkha Renewable Energy  
Attn: Chris Taylor  
222 East 4<sup>th</sup>, Suite 2  
Ellensburg, WA 98926

RE: Sagebrush Powers L.L.C. Application for Rezone, Comprehensive Plan Change, and Development Agreement/Permit

Dear Mr. Chris Taylor:

The Kittitas County Community Development Services department on May 6<sup>th</sup>, 2003 received your application. At this time your application cannot be reviewed because neither the "*Signature of the Authorized Agent*" nor the "*Signature of Land Owner of Record (required for application submittal)*" has been signed.

It is clearly stated within the application packet that these signatures are required in order to submit your application and said application cannot be reviewed without signatures.

Further, I have personally relayed on several occasions that all landowners within the project area would have to sign the application. You even brought up this question during our first meeting on March 14<sup>th</sup>, 2002. As I relayed then (and at many subsequent meetings), because of space issues you could certainly make copies of the signature page so that each landowner could sign it.

I did briefly review your application and noticed the following:

- Volume 1 and 2 of the EFSEC application were not included with your submittal. As was clearly stated before this is required, as it will be the original file copy for your application packet.
- A list of adjoining within 300' of the project boundaries was not submitted. In my April 15<sup>th</sup>, 2003 letter I clearly stated that this is a requirement for submitting a land use application. Subsequently you have told me that the list was prepared and would be included within the application packet. This requirement is clearly marked on our application packet yet you have made no changes since you submitted your draft application.

I am disappointed that after meeting with you so many times over the past 14 months that your submittal would lack the most basic elements of an application. Enclosed please find your application and check. I look forward to receiving an application from you that can be reviewed and processed.

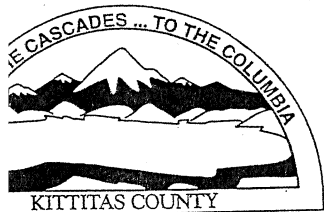
Please note that there is a \$25.00 application fee for the Comprehensive Plan docketing which will need to be submitted when you return your application.

Sincerely,



Clay White  
Planner II

Kittitas County Community Development Services  
(509) 962-7506



*Kittitas County*  
*Community Development Services*

411 N. Ruby STE 2  
FAX: (509) 962-7697

Ellensburg, WA 98926  
(509) 962-7506

May 28<sup>th</sup>, 2003

Zilkha Renewable Energy  
Attn: Chris Taylor  
222 East 4<sup>th</sup>, Suite 2  
Ellensburg, WA 98926

RE: (Z-2003-06) Sagebrush Powers L.L.C. Application for Rezone, Comprehensive Plan Change, and Development Agreement/Permit

Dear Mr. Chris Taylor:

Kittitas County Community Development Services did receive your application on May 20<sup>th</sup>, 2003. Your application has been reviewed and the following changes are needed prior to deeming your application complete.

- 1) On page 2 of the development application the exhibits listed for questions 6) (*legal descriptions of property*) and 7) (*tax parcel numbers*) do not match the application. Since the information is listed in your application, please make sure the correct section of your application is referenced to the correct exhibit.
- 2) On page 2 of the development application the exhibit for question 9) (*location*) does not match the application. Exhibit 2 does not show the project location.
- 3) Please take out the first 5 paragraphs in Section III, as they do not pertain to any question in the application.

We will also need 650 copies of the Kittitas County application along with 40 copies of the submitted EFSEC application.

Notice of Application cannot be sent out for this submittal until we receive the revised document and copies of the application.

Please do not hesitate to contact me if you should have any questions regarding the above information.

Sincerely,

Clay White  
Planner II  
Kittitas County Community Development Services  
(509) 962-7506